


MAGNOLIA GARDENS BLOCK Q
 LOT 43 DB 57 P 410
 OR 268 P 441 OR 422 P 588

KIRK RONNIE EUGENE/KIRK MACEY RAE
 91 TAFFLINGER ROAD
 CRAWFORDVILLE, FL 32327

2024

00-00-078-013-11445-000


BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY										
															VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 2,706 TOTAL LAND VALUE - MARKET 15,300 TOTAL MARKET VALUE 18,006 SOH/AGL Deduction 10,870 ASSESSED VALUE 7,136 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 7,136 TOTAL JUST VALUE 18,006 NCON VALUE 2,706 INCOME VALUE PREVIOUS YEAR MKT VALUE 12,750										
															5 YR. PRCL CK, PU XFOBS NEEDS SITE VISIT 5 YR PRCL CH, N/C 5 YR PRCL CH, N/C										
															PERMIT NUM DESCRIPTION AMT ISSUED										
															SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1347/0713 7/27/2020 WD U V 11 100 GRANTOR: SHADEVILLE INVESTMENT 1006/0768 7/20/2016 WD U V 37 2,000 GRANTOR: SIMMONS SAMMIE D & DO GRANTEE: SHADEVILLE INVESTME										
TOTALS															BLD DATE 06/24/2020 MMLA LGL DATE 03/09/2019 JB XF DATE INC DATE										
EXTRA FEATURES															TAFFLINGER RD, CRAWFORDVILLE										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES										
1	0055	PORTABLE C	0 0	0 0	1.00	SF	0.00	0.00	100	2024	2023		100	0											
2	0956	PRIVACY FE	0 0	0 0	160.00	LF	19.00	19.00	100	2024	2020		89	2,706											

LAND DESCRIPTION															TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000000	C	VAC RES	0			50.00	100.00	1.00	LT		1.00	1.00	1.00	15,300.00	15,300.00	15,300							