WILLIS SUB BLOCK 7 LOTS 6 & 7
OR 43 P 595&596 OR 68 P 278
OR 203 P 262 OR 968 P 282

CARTWRIGHT MARION L
445 N MILLEDGE AVE
ATHENS, GA 30606

2024

00-00-114-087-11844-000

BUILDING CHARACTERISTICS

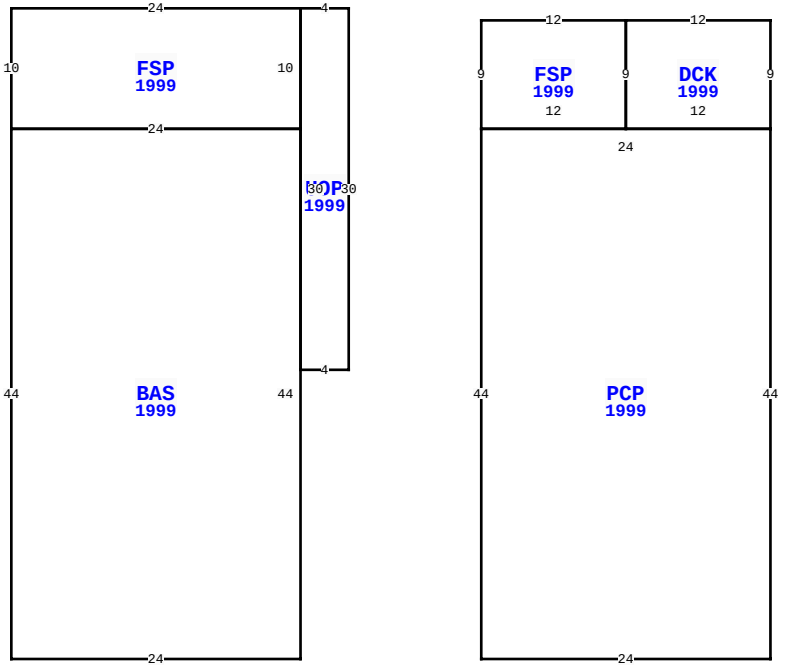
ELEMENT	CD	CONSTRUCTION
Foundation	05	PILE CONCR 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	4	MKT AREA 05
NEIGHBORHOOD/LOC	000	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100	1999	1,056	102,928
DCK	108	10	1999	11	1,072
FSP	108	55	1999	59	5,751
FSP	240	55	1999	132	12,866
PCP	1,056	10	1999	106	10,332
UOP	120	20	1999	24	2,339
TOTALS	2,688			1,388	135,288

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,388	135.0000	128.25	178,011	1999	1999	0	0	0	24.00	76.00

1 SINGLE FAM 0% - 0 Heated Area: 1056 HX Base Yr



35 IRVIN LANGSTON RD, CRAWFORDVILLE

BLD DATE	02/28/2019	MMSR	LGL DATE		
XF DATE	02/28/2019	MMSR	LAND DATE	02/28/2019	MMSR
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	135,288
TOTAL MARKET OB/XF VALUE	5,044
TOTAL LAND VALUE - MARKET	50,000
TOTAL MARKET VALUE	190,332
SOH/AGL Deduction	628
ASSESSED VALUE	189,704
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	189,704
TOTAL JUST VALUE	190,332
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	191,032

5 YR PRCL CK, CHG ELMNTS AS FUTURE PAPER.
FOR 2018
MICHAEL, DEL XFOB LN 6, NO VISIBLE DAMAGE
5 YR PRCL CH, DAMAGE REVIEW FOR HURRICANE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
024446	SFD	0	12/16/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0968/0282	4/23/2015	WD	Q	I	05	150,000
GRANTOR: PACKETT JAMES MATTHEW						
GRANTEE: CARTWRIGHT MARION L						
0203/0262	11/01/1992	WD	U	I		35,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=1999] W4 FSP=[YR=1999] W24 S10 E24 BAS=[YR=1999] W24 S44 E24 PTR=E15 PCP=[YR=1999] E24 N44 W24 FSP=[YR=1999] E12 N9 DCK=[YR=1999] S9 E12 N9 W12$ W12 S9$ S44$ W15$ N44$ N10$ S30 E4 N30$.

EXTRA FEATURES

LN	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	0210	CONCRETE D	0	0	24	12	288.00	SF	6.00	6.00	100	1999	1999	3	20	346	
2	0320	BOAT HOUSE	0	0	0	0	900.00	SF	20.00	20.00	100	1980	1980	3	20	3,600	
3	0100	6" CHAINLI	0	0	0	0	100.00	LF	19.00	19.00	100	1999	1999	3	20	380	
4	0820	SEAWALL,WO	0	0	0	0	100.00	LF	34.00	34.00	100	1994	1994	3	20	680	
5	0211	CONCRETE W	0	0	8	4	32.00	SF	6.00	6.00	100	2000	2000	3	20	38	

LAND DESCRIPTION

TOTAL OB/XF 5,044

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000130	C	SFR WATER	0			50.00	100.00	2.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	50,000							

REVIEW DATE 10/03/2024 BY LW Total Acres: 0.11 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 04/08/2026 BY SYS