

1-4S-2W P-22-M-49A
 E 1/2 OF SE 1/4 OF SW 1/4
 DB 25 P 101 OR 91 P 49

MAGNOLIA PARK SUBDIVISION HOA
 2941 LEWISWOOD LANE
 TALLAHASSEE, FL 32205

2024

01-4S-02W-000-01809-001

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 0 TOTAL LAND VALUE - MARKET 0 TOTAL MARKET VALUE 0 SOH/AGL Deduction 0 ASSESSED VALUE 0 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 0 TOTAL JUST VALUE 0 NCON VALUE 0 INCOME VALUE 0 PREVIOUS YEAR MKT VALUE 0 5YR PRCL CK NC 5 YR PRCL CH, N/C 5 YR PRCL CH, N/C PER BH LAND SHOULD BE CODED AS SWAMP																			
DOR CODE		0900 RES COMMON ELMTS																		PERMIT NUM				DESCRIPTION				AMT		ISSUED									
MAP NUM		5		MKT AREA						10																													
NEIGHBORHOOD/LOC		000		1.00/																SALES DATA																			
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE												OFF RECORD Number				DATE		TYPE INST		Q U		V I		RSN CD		SALE PRICE			
																						1124/0206				9/12/2019		QC U		V V		11		100					
																				GRANTOR: AMERIS BANK										GRANTOR: AMERIS BANK									
																				GRANTEE: MAGNOLIA PARK SUBDI										GRANTEE: MAGNOLIA PARK SUBDI									
TOTALS										CONIFER CT, CRAWFORDVILLE		BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		06/27/2017 MMSR															
EXTRA FEATURES																				BUILDING NOTES																			
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																						
LAND DESCRIPTION																				TOTAL OB/XF										0									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV															
1	009901	C	COMMON AREA	0			0.00	0.00	2.50	AC		1.00	1.00	1.00	0.00	0.00	0																						
REVIEW DATE 04/11/2021 BY GEJS Total Acres: 2.50 Total Land Value: 0 Market: 0 Agricultural: 0 Common: 0 PRINTED 05/13/2026 BY SYS																																							