

WALKERS CROSSING LOT 43
 OR 121 P 800 OR 188 P 230
 OR 1010 P 178 OR 1106 P 1

MCMAHAN GARY/MCMAHAN MARY
 242 WHITLOCK WAY
 CRAWFORDVILLE, FL 32327

2024

08-3S-01W-208-04334-043

ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	13	PREFAB	PNL	100	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	100		
Interior Wall	04	PLYWOOD	100		
Interior Floor	08	SHT VINYL	50		
Interior Floor	14	CARPET	50		
Heating Type	03	FORCED AIR	100		
Air Condition	03	CENTRAL	100		
Bedrooms		3	100		
Bathrooms		2	100		
Stories	1.	1.	100		
Class	00	N/A	100		
Units		0	100		
Quality	03	AVERAGE			
DOR CODE	0200		MOBILE HOME		
MAP NUM	2	MKT AREA		10	
NEIGHBORHOOD/LOC	208.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100	1993	1,456	59,149
DCK	64	10	2013	6	244
USP	260	50	1993	130	5,281
TOTALS	1,780			1,592	64,674

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HOM	0%	- 0									Heated Area: 1456 HX Base Yr	
BLD DATE	04/25/2018		RTSS	LGL DATE	04/25/2018		RTSS	LAND DATE	04/25/2018		RTSS		
XF DATE	04/25/2018		RTSS	AG DATE									
INC DATE													

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				64,674		
TOTAL MARKET OB/XF VALUE				4,599		
TOTAL LAND VALUE - MARKET				17,000		
TOTAL MARKET VALUE				86,273		
SOH/AGL Deduction				13,895		
ASSESSED VALUE				72,378		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				72,378		
TOTAL JUST VALUE				86,273		
NCON VALUE				634		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				65,222		
JS 5YR CK CHG RCVR, INCR EYB 1992-1996 ROOF, PU XF						
(DOR)						
GARY MCMAHAN DECEASED PER VITAL STATISTICS						
DCK2013 ON TRVS						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
16000650	RE-ROOF	0	06/30/2016			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1106/0001	4/03/2019	WD	Q	I	01	81,000
GRANTOR: HARPER GEORGE L & MEL						
GRANTEE: MCMAHAN GARY & MARY						
1010/0178	8/26/2016	WD	Q	I	01	80,000
GRANTOR: MERCHANT LEE EARL & M						
GRANTEE: HARPER GEORGE L & M						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993] W30 USP=[YR=1993] N10 W26 S10 E26\$ W26 S26 E30 DCK=[YR=2013] S8 E8 N8 W8\$ E26 N26\$.						

EXTRA FEATURES														242 WHITLOCK WAY, 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	0700	PORT BLDG	0	0	10	20	200.00	SF	8.00	8.00	100	1994	1994	3	51	816	
2	0620	WOOD UTL B	0	0	8	10	80.00	SF	6.00	6.00	100	1995	1995	3	20	96	
3	0030	BARN, POLE	0	0	14	30	420.00	SF	9.00	9.00	100	1995	1995	3	20	756	
4	0940	OPEN SHED	0	0	13	30	390.00	SF	4.00	4.00	100	1995	1995	3	20	312	
5	0940	OPEN SHED	0	0	13	20	260.00	SF	4.00	4.00	100	1995	1995	3	20	208	
6	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	1992	1992	3	49	637	
7	0625	PORT WD UT	0	0	22	12	264.00	SF	6.00	6.00	100	2016	2016	3	72	1,140	
10	0635	PORT MTL U	0	0	10	12	120.00	SF	0.00	0.00	100	2024	2021	AV	93	0	
11	0940	OPEN SHED	0	0	11	20	220.00	SF	4.00	4.00	100	2024	2016	AV	72	634	
TOTAL OB/XF																4,599	

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000201	C	MH	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	17,000.00	17,000.00	17,000							