

MAGNOLIA RIDGE NORTH  
 BLOCK A LOT 6 OR 285 P 533  
 OR 502 P 723 OR 519 P 689

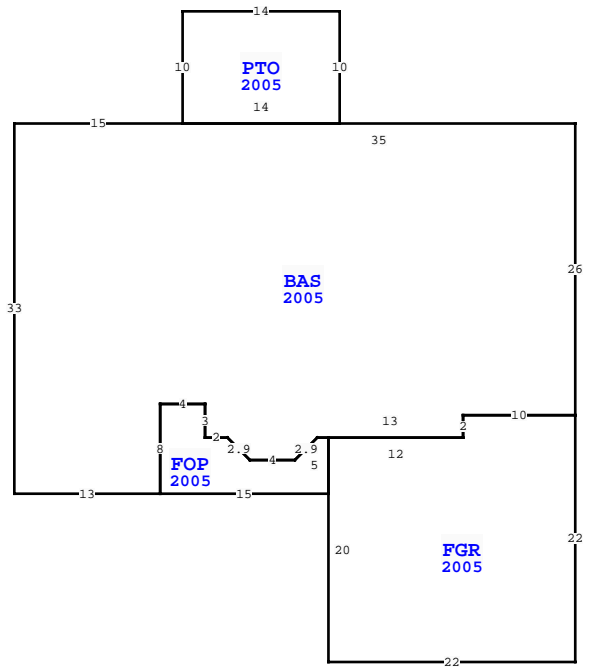
MARTIN MALLORIE  
 6 NORTH CR  
 CRAWFORDVILLE, FL 32327

**2024**

25-3S-02W-255-01602-A06

ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	14	CARPET		100	
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	5	MKT AREA	10		
NEIGHBORHOOD/LOC	255.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,445	100	2005	1,445	130,576
FGR	460	50	2005	230	20,784
FOP	75	30	2005	22	1,988
PTO	140	5	2005	7	632
TOTALS	2,120			1,704	153,980

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2023								
Heated Area: 1445						HX Base Yr 2023					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	153,980		
TOTAL MARKET OB/XF VALUE	2,223		
TOTAL LAND VALUE - MARKET	30,000		
TOTAL MARKET VALUE	186,203		
SOH/AGL Deduction	0		
ASSESSED VALUE	186,203		
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE	136,203		
TOTAL JUST VALUE	186,203		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	188,450		
INCR EYB 2005-2009 PRMT OB21-000037			
COA PER ACCURINT C/O TIMMOTHY LAWSON			
2020 TRIM RETURN UTF			
2019 TRIM RETURNED UTF			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB21-000037	RE ROOF-CC	0	01/26/2021
32900	SFD	0	01/04/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1238/0624	11/12/2021	WD	Q	I	01	205,000
GRANTOR: LAWSON TIMOTHY & JOSE						
GRANTEE: MARTIN MALLORIE						
1053/0644	11/14/2017	WD	Q	I	01	164,900
GRANTOR: BRANCH CLAIRE WOOD						
GRANTEE: LAWSON TIMOTHY & JO						

EXTRA FEATURES																
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	0210	CONCRETE D	0	100	33	16			6.00	100	2005	2005	3	24	760	
2	0211	CONCRETE W	0	100	32	3			6.00	100	2005	2005	3	24	138	
3	0210	CONCRETE D	0	100	92	10			6.00	100	2005	2005	3	24	1,325	

TOTAL OB/XF											
2,223											
6 NORTH CT, CRAWFORDVILLE											
BLD DATE	06/11/2019	MMJT	LGL DATE	06/11/2019	MMJT						
XF DATE	06/11/2019	MMJT	LAND DATE	06/11/2019	MMJT						
INC DATE			AG DATE								

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=2005] W35 PTO=[YR=2005] E14 N10 W14 S10\$ W15 S33 E13 N8 E4 S3 E2 R2 D2 E4 R2 U2 E13 N2 E10 FGR=[YR=2005] W10 S2 W12 FOP=[YR=2005] W1 L2 D2 W4 L2 U2 W2 N3 W4 S8 E15 N5\$ S20 E22 N22\$ N26\$.											

LAND DESCRIPTION																								
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	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							