

MAGNOLIA RIDGE NORTH
 BLOCK A LOT 17 OR 285 P 533
 OR 487 P 769 OR 497 P 873

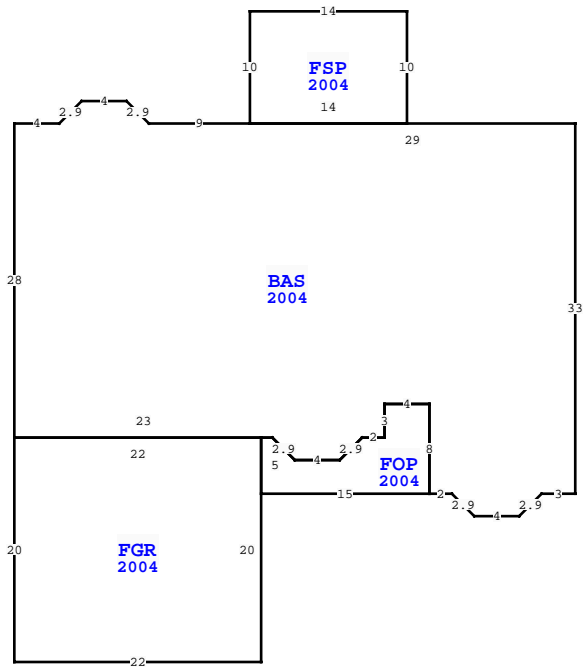
HARLOW HARLAN N
 108 MAGNOLIA RIDGE
 CRAWFORDVILLE, FL 32327

2024

25-3S-02W-255-01602-A17


ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	05	WOOD	FRAME	100	
Exterior Wall	02	HARDIE	BRD	80	
Exterior Wall	19	COMMON	BRK	20	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floo	11	CLAY TILE	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	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	1,489	100	2004	1,489	141,957
FGR	440	50	2004	220	20,974
FOP	75	30	2004	22	2,097
FSP	140	55	2004	77	7,341
TOTALS	2,144			1,808	172,370

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% - 2024									
Heated Area: 1489						HX Base Yr 2024					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 2	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		172,370	
TOTAL MARKET OB/XF VALUE		16,036	
TOTAL LAND VALUE - MARKET		30,000	
TOTAL MARKET VALUE		218,406	
SOH/AGL Deduction		0	
ASSESSED VALUE		218,406	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		168,406	
TOTAL JUST VALUE		218,406	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		219,149	
QSTNR RTND NEW HX LOCATION PORTED FROM 52 SOUTHERN			
UPDATE MAILING ADDRESS PER 2024 HX APP.			
2023 TRIM RTND, UTF			
2022 TRIM RTND TO SNDR - UTF			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000039	MECH	0	01/30/2018
20061290	POOL	0	08/04/2006
20052010	UTILITY	0	12/15/2005
31699	SCRROOM	0	04/21/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1338/0779	12/01/2023	CT	U	I	11	100
GRANTOR: SPECIALIZED LOAN SERV						
GRANTEE: HARLOW HARLAN N						
1338/0755	12/01/2023	CT	U	I	11	105,000
GRANTOR: SPECIALIZED LOAN SERV						
GRANTEE: HARLOW HARLAN						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0210	CONCRETE D	0	100	0	0	697.00	SF	6.00	6.00	100
2	0955	PRIVACY FE	0	100	0	0	52.00	LF	15.00	15.00	100
3	0080	4' CHAINLI	0	100	0	0	360.00	LF	13.00	13.00	100
4	0211	CONCRETE W	0	100	0	0	933.00	SF	6.00	6.00	100
5	0125	MTL/VYL AC	0	100	0	0	172.00	LF	19.00	19.00	100
6	0210	CONCRETE D	0	100	82	10	820.00	SF	6.00	6.00	100
7	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100
8	0220	POOL VINYL	0	100	0	0	352.00	SF	60.00	60.00	100
9	0211	CONCRETE W	0	100	36	3	108.00	SF	6.00	6.00	100
10	0955	PRIVACY FE	0	100	0	0	66.00	LF	15.00	15.00	100

TOTAL OB/XF											
15,688											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100			0.00	0.00	1.00	LT	

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=2004] W29 FSP=[YR=2004] E14 N10 W14 S10\$ W9 L2 U2 W4 L2 D2 W4 S28 FGR=[YR=2004] S20 E22 N20 W22 \$ E23 R2 D2 E4 R2 U2 E2 N3 E4 S8 FOP=[YR=2004] N8 W4 S3 W2 L2 D2 W4 L2 U2 W1 S5 E15\$ E2 R2 D2 E4 R2 U2 E3 N33\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100			0.00	0.00	1.00	LT	

