

A PARCEL OF LAND CONTAINING  
.90 AC LYING NORTH OF LOT 1  
BLK A MAGNOLIA RIDGE U #2 SUB

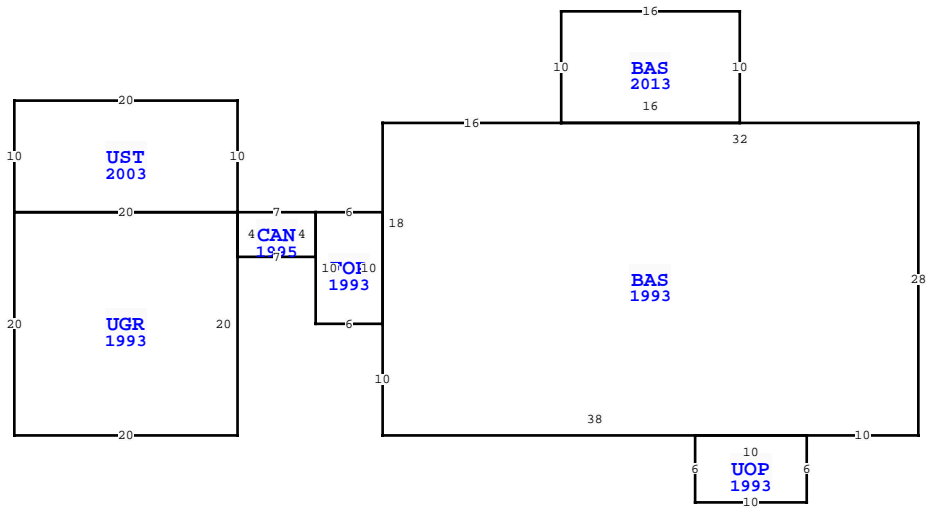
WILLIAMS TIM G JR/WILLIAMS KIMBERLY  
59 FAIR WAY  
CRAWFORDVILLE, FL 32327

**2024**

25-5S-02W-000-03248-015

ELEMENT		CD	CONSTRUCTION		
Foundation	01	WOOD FRAME	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	30	VINYL	80		
Exterior Wall	08	WD ON PLY	20		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	10	LAMINATED	80		
Interior Floor	08	SHT VINYL	20		
Heating Type	04	AIR DUCTED	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	4	MKT AREA		04	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100	1993	1,344	49,584
BAS	160	100	2013	160	5,903
CAN	28	30	1995	8	295
FOP	60	35	1993	21	775
UGR	400	45	1993	180	6,641
UOP	60	25	1993	15	553
UST	200	55	2003	110	4,058
TOTALS	2,252			1,838	67,809

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0200	02	1,838	109.8000	76.86	141,269	1991	1991	0	0	52.00	48.00		
1 MOBILE HOM 0% - 0 Heated Area: 1504 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	67,809		
TOTAL MARKET OB/XF VALUE	346		
TOTAL LAND VALUE - MARKET	4,500		
TOTAL MARKET VALUE	72,655		
SOH/AGL Deduction	10,189		
ASSESSED VALUE	62,466		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	62,466		
TOTAL JUST VALUE	72,655		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	56,787		
2022 HX DENIAL SENT			
2022 HX CARD RTND H2 NOTC COA MADE			
5 YR PRCL CH, CHG RCVR, INT, FLOR, & QUAL			
CORR TRAV			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
15000549	RE-ROOF-CO	0	06/19/2015

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	0211	CONCRETE W	0	0	52	2	SF	6.00	6.00	100	2004	2004	3	23	144	
2	0940	OPEN SHED	0	0	30	8	SF	4.00	4.00	100	2003	2003	3	21	202	

TOTAL OB/XF													
346													
BLD DATE	01/18/2019	MMAK	LGL DATE										
XF DATE	01/18/2019	MMAK	LAND DATE	01/18/2019									
INC DATE			AG DATE										

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	
0863/0736	10/07/2011	WD	U	I	30	10,000	
GRANTOR: WILLIAMS LOREDDA & TIM							
GRANTEE: WILLIAMS TIM G JR &							
0513/0855	11/19/2003	WD	Q	I		55,000	
GRANTOR: SAVICH FRED & MARTHA							
GRANTEE: WILLIAMS LOREDDA & T							

BUILDING NOTES													
BAS=[YR=1993] W32 BAS=[YR=2013] E16 N10 W16 S10\$ W16 S18													
FOP=[YR=1993] N10 W6 CAN=[YR=1995] W7 UST=[YR=2003] N10 W20													
S10 E20\$ UGR=[YR=1993] W20 S20 E20 N20\$ S4 E7 N4\$ S10 E6\$ S10													
E38 UOP=[YR=1993] W10 S6 E10 N6\$ E10 N28 \$.													

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	000201	C	MH	0			0.00	0.00	0.90	AC		1.00	1.00	1.00	5,000.00	5,000.00	4,500							