



ELEMENT	CD	CONSTRUCTION
Foundation	04	PILE WOOD 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	08	SHT VINYL 50
Interior Floor	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

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 1998		339,828	1983	1990	0	0	33.00	67.00

Heated Area: 2288 HX Base Yr 1998

VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		227,685
TOTAL MARKET OB/XF VALUE		3,694
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		306,379
SOH/AGL Deduction		133,615
ASSESSED VALUE		172,764
TOTAL EXEMPTION VALUE		55,000
BASE TAXABLE VALUE		117,764
TOTAL JUST VALUE		306,379
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		294,040

5 YEAR PRCL CH, N/C

XFOB LN 4-10

CORR SF XFOB LN 1, CORR CODE XFOB LN 3, PU

5 YR PRCL CH, PU CORR TRAV, CORR BUSE CODE,

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000164	DOOR	0	05/11/2021
17000823	MECH	0	06/14/2017
027471	ADDITION	0	02/16/2001
21066	N/A	0	06/12/1996

QUALITY	CD	CONSTRUCTION
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	1	MKT AREA 09
NEIGHBORHOOD/LOC	90.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,008	100	1993	1,008	76,349
BAS	720	100	1996	720	54,535
BAS	560	100	2001	560	42,416
DCK	16	10	1993	2	151
DCK	120	10	1993	12	909
DCK	16	10	2001	2	151
DCK	20	10	2001	2	151
FSP	288	55	1993	158	11,968
FSP	64	55	2010	35	2,651
FSP	451	55	2011	248	18,784
TOTALS	5,683			3,006	227,685

\*\* This building has 17 Sub-Areas

413 OLD MAGNOLIA RD, CRAWFORDVILLE

BLD DATE	FRSR	LGL DATE	FRSR
02/01/2017		02/01/2017	
XF DATE	FRSR	LAND DATE	FRSR
02/01/2017		02/01/2017	
INC DATE		AG DATE	

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1273/0788	7/15/2022	DC	U	I	30	100
GRANTOR: SMITH NELSON E & PEGG						
GRANTEE: SMITH PEGGY M						
0839/0675	11/22/2010	WD	U	I	30	100
GRANTOR: SMITH NELSON E & PEGG						
GRANTEE: SMITH NELSON E & PE						

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	0360	BOATDOCK F	0	100	12	30	360.00	SF	15.00	15.00	100	1980	1980	3	20	1,080	
2	0700	PORT BLDG	0	100	12	24	288.00	SF	8.00	8.00	100	1995	1995	3	52	1,198	
3	0950	METAL SHED	0	0	12	24	288.00	SF	8.00	8.00	100	1991	1991	3	20	461	
4	0210	CONCRETE D	0	100	12	24	288.00	SF	6.00	6.00	100	1991	1991	3	20	346	
5	0770	PUMP HOUSE	0	100	6	8	48.00	SF	5.00	5.00	100	1993	1993	3	0	0	
6	0940	OPEN SHED	0	100	8	8	64.00	SF	4.00	4.00	100	1996	1996	3	20	51	
7	0210	CONCRETE D	0	100	8	9	72.00	SF	6.00	6.00	100	1996	1996	3	20	86	
8	0210	CONCRETE D	0	100	7	20	140.00	SF	6.00	6.00	100	1996	1996	3	20	168	
9	0060	DECK WOOD	0	100	4	4	16.00	SF	5.00	5.00	100	2001	2001	3	20	16	
10	0211	CONCRETE W	0	100	0	0	240.00	SF	6.00	6.00	100	2001	2001	3	20	288	

BUILDING NOTES	
FSP=[YR=1993] W24 DCK=[YR=1993] N10 W8 DCK=[YR=1993] N4 W4 S4 E4\$ W4 S10 E12\$ W12 S8 E36 BAS=[YR=1993] W36 BAS=[YR=1996] N8 W20 S36 E20 N28\$ S28 E6 DCK=[YR=2001] S5 E4 N5 W4\$ E4 BAS=[YR=2001] S16 FSP=[YR=2010] S4 DCK=[YR=2001] W4 S4 E4 N4\$ S4 E8 N8 W8\$ E8 S8 E18 N24 W26\$ E26 N28 \$ N8\$ PTR=E20 PST=[YR=1996] S14 E9 N14 PCP=[YR=1995] S15 W9 S21 E18 PST=[YR=1996] E13 N8 W13 S8\$ N8 E13 S8 PCP=[YR=2001] W4 S24 E27 N24 W23\$ E11 PST=[YR=2001] E12 N8 W12 S8\$ N8 E12 N13 FSP=[YR=2011] N15 W24 S22 E13 N7 E11\$ W11 S7 W13 N22 PTO=[YR=1995] E24 N8 W24 S8\$ UOP=[YR=1995] N8 W12 S8 E12\$ W21\$ W9 \$ W20\$.	

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000132	C	SFR RIVER	100		RR1	102.00	406.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							