



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 70
Exterior Wall	11	BD/BTN AVG 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	5000	IMPROVED AG

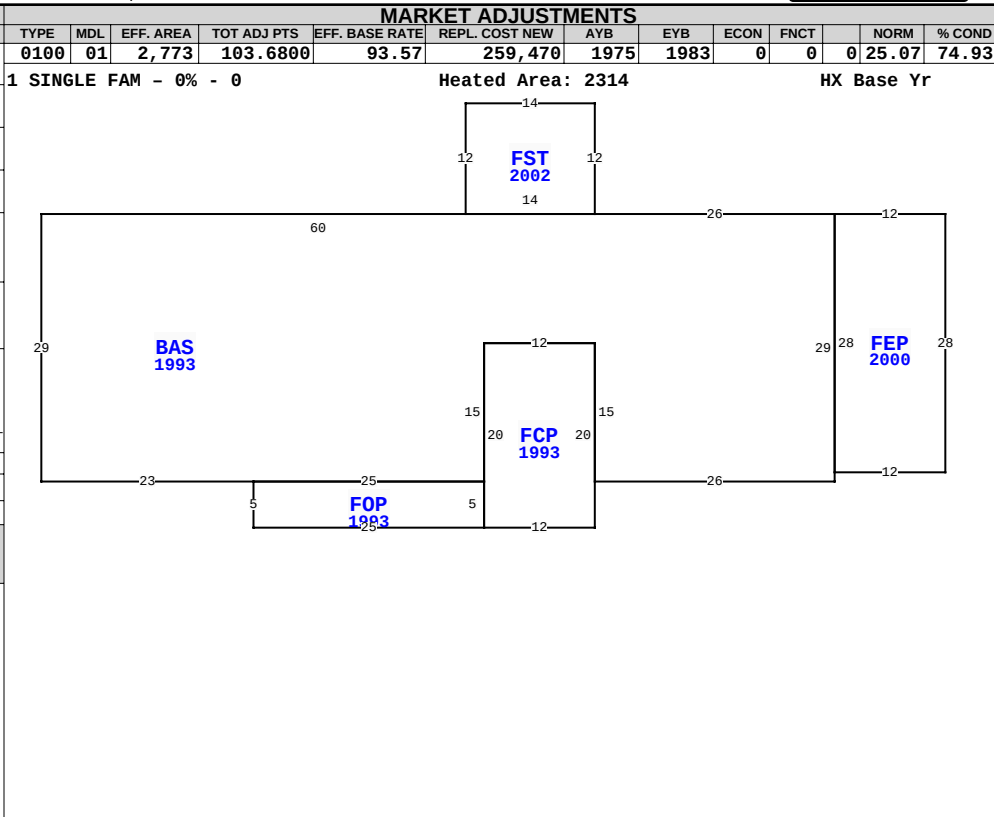
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,314	100	2,314	162,239
FCP	240	25	60	4,207
FEP	336	80	269	18,860
FOP	125	30	38	2,665
FST	168	55	92	6,450

TOTALS	3,183		2,773	194,421
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0350	CARPOR WD	0	0	60	20	1,200.00	SF	13.00		
2	0937	WELL	0	0	0	0	1.00	UT	6,000.00		
3	0811	CONCRETE B	0	0	0	0	1,024.00	SF	5.20		
4	0803	ASPHALT C	0	0	0	0	2,885.00	SF	1.00		
5	1242	WD DECK A	0	0	0	0	330.00	SF	7.00		

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	005000	C	RURAL HOME	0		OR	0.00	0.00	2.00	AC	
2	006910	A	NURS-RET	0			0.00	0.00	4.36	AC	
3	009910	M	MKT.VAL.AG	0			0.00	0.00	4.36	AC	



BLD DATE	01/07/2008	JH	LGL DATE	
XF DATE			LAND DATE	06/13/2023
INC DATE			AG DATE	MLU

TOTAL OB/XF											
15,063											

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		246,771	
TOTAL MARKET OB/XF VALUE		15,063	
TOTAL LAND VALUE - MARKET		129,760	
TOTAL MARKET VALUE		324,014	
SOH/AGL Deduction		64,269	
ASSESSED VALUE		259,745	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		259,745	
TOTAL JUST VALUE		391,594	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		234,150	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
93055	NEW CONSTR	4,327	11/11/1993

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0677/0415	3/19/1993	QC	U	I	01	100	
GRANTOR: JOHNSON CLEMENTINE							
GRANTEE: JOHNSON & WILSON							

BUILDING NOTES							
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BUILDING DIMENSIONS							
FEP=[YR=2000] W12 BAS=[YR=1993] W26 FST=[YR=2002] N12 W14 S12 E14\$ W60 S29 E23 FOP=[YR=1993] S5 E25 FCP=[YR=1993] E12 N20 W12 S20\$ N5 W25\$ E25 N15 E12 S15 E26 N29\$ S28 E12 N28\$.							

WILSON C LOUISE
34011 FROITZHEIM STREET
CALLAHAN, FL 32011

02-1N-24-2180-1365-0010

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