

LOT 6
IN OR 2104/1872
GREENE TERRACE PBK 8/82

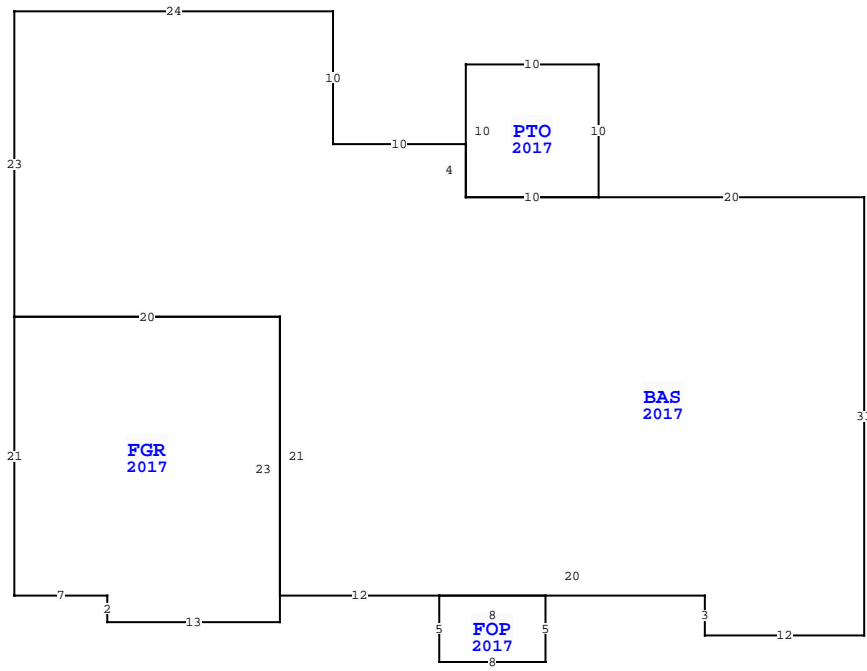
BEASLEY ELIZABETH L & ADAM C
51130 BLOOMINGTON WAY
CALLAHAN, FL 32011

2023

03-1N-25-0615-0006-0000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	20	FACE BRICK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
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	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8124.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,912	100	1,912
FGR	446	55	245
FOP	40	30	12
PTO	100	5	5
			SUBAREA MARKET VALUE
			231,289
			29,637
			1,451
			604
TOTALS	2,498		2,174
			262,982

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,174	105.8400	125.68	273,228	2017	2017	0	0	3.75	96.25
1 SNGL FAM - 100% - 2018 Heated Area: 1912 HX Base Yr 2018											



NASSAU COUNTY PROPERTY		PAGE 1 of 2	6
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE			288,322
TOTAL MARKET OB/XF VALUE			32,919
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			381,241
SOH/AGL Deduction			162,250
ASSESSED VALUE			218,991
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			168,991
TOTAL JUST VALUE			381,241
NCON VALUE			25,934
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			307,051

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22007135	GARAGE	21,000	05/09/2022
17001073	CO ISSUED	0	02/13/2017
B1633321	NEW CONSTR	225,745	10/01/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2104/1872	3/01/2017	WD Q	Q	I	02	215,300
GRANTOR: KENNETH L GREENE CONT						
GRANTEE: BEASLEY ELIZABETH L						
2104/1867	3/01/2017	WD U	V	V	11	100
GRANTOR: PRESERVE FLORIDA'S WE						
GRANTEE: KENNETH L GREENE CO						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0811	CONCRETE B	0	100	0	1,678.00	SF	5.20	5.20	100	2017
2	0811	CONCRETE B	0	100	0	915.00	SF	5.20	5.20	100	2021
3	0476	VF 6 SBPL	0	100	0	603.00	LF	32.00	32.00	100	2021
4	0470	VNYL GATE	0	100	0	2.00	UT	300.00	300.00	100	2021

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
51130 BLOOMINGTON WAY, CALLAHAN											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
TOTAL OB/XF 32,919											

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2017] W20 PTO=[YR=2017] N10 W10 S10 E10\$ W10 N4 W10											
N10 W24 S23 FGR=[YR=2017] S21 E7 S2 E13 N23 W20\$ E20 S21 E12											
FOP=[YR=2017] S5 E8 N5 W8\$ E20 S3 E12 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		OR	0.00	0.00	1.00	LT	1.00

