

MEAD MICHAEL L
PO BOX 1974
CALLAHAN, FL 32011

03-1N-25-1421-0005-0000

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall Roof Structur03

VINYL 100 GABLE/HIP 100

Roof Cover Interior Wall Interior Floo Interior Floo Air Condition Heating TypeBedrooms Bathrooms FrameStories Units

120514080304
MODULAR MT 100 DRYWALL 100 CARPET 80 SHT VINYL 20 CENTRAL 100 AIR DUCTED 100
4 100 2 100 WOOD FRAME 100
1. 1. 100 0 100

QualityDOR CODEMAP NUMNEIGHBORHOOD/LOC

030200MOBILE HOME

MKT AREA08

8024.00

AREATYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAS2,0521002,05274,325

TOTALS2,0522,05274,325

EXTRA FEATURES

L NOBJ/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOBJ/XF MKT VALUENOTES

31242WD DECK A01001020200.00SF10.0010.0010019961996320400

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000102CSFR/MH1000006OR0.000.001.14AC1.001.001.0035,000.0035,000.0039,900

REVIEW DATE04/13/2020BYKBA

Total Acres: 1.14Total Land Value: 39,900Market: 0Agricultural: 0Common: 39,900PRINTED 08/02/2023 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA

0800022,052123.200086.24176,964199719970058.0042.00

TOT ADJ PNTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

1 M/H 94+ - 100% - 2017Heated Area: 2052HX Base Yr 2017

BLD DATEXF DATEINC DATE

54275 CHURCH RD, CALLAHAN

LGL DATELAND DATEAG DATE

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE74,325

TOTAL MARKET OB/XF VALUE400

TOTAL LAND VALUE - MARKET39,900

TOTAL MARKET VALUE114,625

SOH/AGL Deduction39,421

ASSESSED VALUE75,204

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE25,204

TOTAL JUST VALUE114,625

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE95,917

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYRSN CD SALE PRICE

2028/18262/17/2016CTUII18100

GRANTOR: CLERK OF COURT

GRANTEE: MEAD MICHAEL L

1996/10258/10/2015CTUII1815,100

GRANTOR: CLERK OF COURT

GRANTEE: WELLS FARGO BANK NA

BUILDING NOTES

BAS=[YR=2013] W76 S27 E76 N27\$.

BUILDING DIMENSIONS