



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

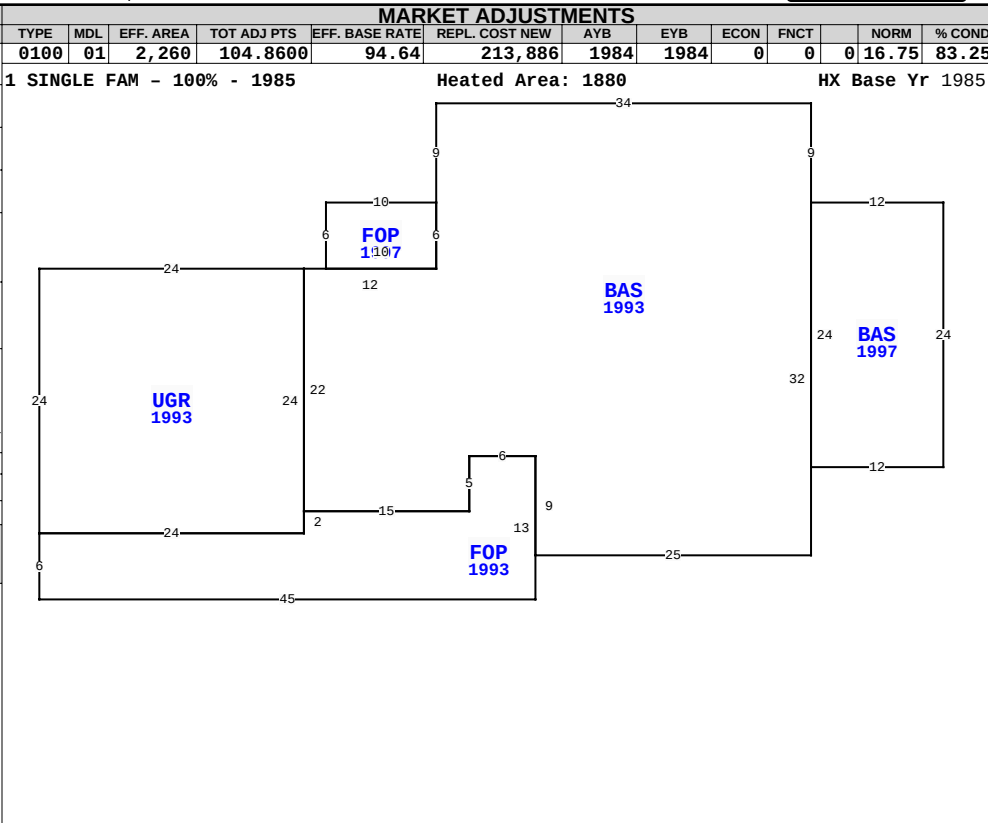
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	5001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,592	100	1,592	125,430
BAS	288	100	288	22,691
FOP	342	30	103	8,115
FOP	60	30	18	1,419
UGR	576	45	259	20,406

TOTALS	2,858		2,260	178,060
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
3	0810	CONCRETE A	0	100	0	0	130.00	SF	6.50
4	1242	WD DECK A	0	100	0	0	1,222.00	SF	10.00
5	0462	ST/AL FNC	0	100	0	0	112.00	SF	10.00
6	0940	SHEDS/PORT	0	100	16	12	192.00	SF	30.00
7	0350	CARPORT WD	0	100	16	10	160.00	SF	9.23
8	0350	CARPORT WD	0	100	16	10	160.00	SF	9.23

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100	0004	CG	0.00	0.00	2.21



451646 SR 200, CALLAHAN	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF									
12,603									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100	0004	CG	0.00	0.00	2.21

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		195,401	
TOTAL MARKET OB/XF VALUE		12,603	
TOTAL LAND VALUE - MARKET		99,450	
TOTAL MARKET VALUE		307,454	
SOH/AGL Deduction		138,324	
ASSESSED VALUE		169,130	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		119,130	
TOTAL JUST VALUE		307,454	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		276,657	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9927614	MH MOVE-ON	0	07/01/1999
9704014	ADDITION	15,230	06/01/1997

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2010/0940	10/22/2015	WD U	I	37	
GRANTOR: EDWARDS YVONNE LIVING					
GRANTEE: LATHROP CHRISTOPHER					
0434/0152	9/01/1984	WD Q	I		
GRANTOR:					
GRANTEE:					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1997] W12 BAS=[YR=1993] N9 W34 S9 FOP=[YR=1997] W10 S6 E10 N6 \$ S6 W12 UGR=[YR=1993] W24 S24 FOP=[YR=1993] S6 E45 N13 W6 S5 W15 S2 W24 \$ E24 N24 \$ S22 E15 N5 E6 S9 E25 N32 \$ S24 E12 N24 \$.									

