PT DB 136 PG 265 CO REC
11A *LESS HE ACREAGE*
ESMT PT OR 1861/825

QUARRIER DORIS G ESTATE
C/O CURTIS GILBERT QUARRIER JR, 44003 ARTESIAN BLVD
CALLAHAN, FL 32011

2023

09-1N-25-0000-0010-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

MAPLEWOOD CT, CALLAHAN

BLD DATE		LGL DATE	05/19/2023 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	410,000
TOTAL MARKET VALUE	35,725
SOH/AGL Deduction	0
ASSESSED VALUE	35,725
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	35,725
TOTAL JUST VALUE	410,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	0

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	005500	A	TIMBER 2 SI	0		OR	0.00	0.00	57.00	AC		1.00	1.00	1.00	550.00	550.00	31,350							
2	005902	A	HARDWOOD SI	0			0.00	0.00	25.00	AC		1.00	1.00	1.00	175.00	175.00	4,375							
3	009910	M	MKT.VAL.AG	0			0.00	0.00	82.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	410,000							

REVIEW DATE 05/19/2023 BY MLU Total Acres: 82.00 Total Land Value: 35,725 Market: 410,000 Agricultural: 35,725 Common: 0 PRINTED 08/02/2023 BY SYS