

LOT 8 & S-1 OF LOT 7
(EX S-1 OF LOT 8)
IN OR 2230/1542

STUBBS JAMES L JR & COLLEEN M
54006 PADDOCK CT
CALLAHAN, FL 32011

2023

09-1N-25-078H-0008-0000



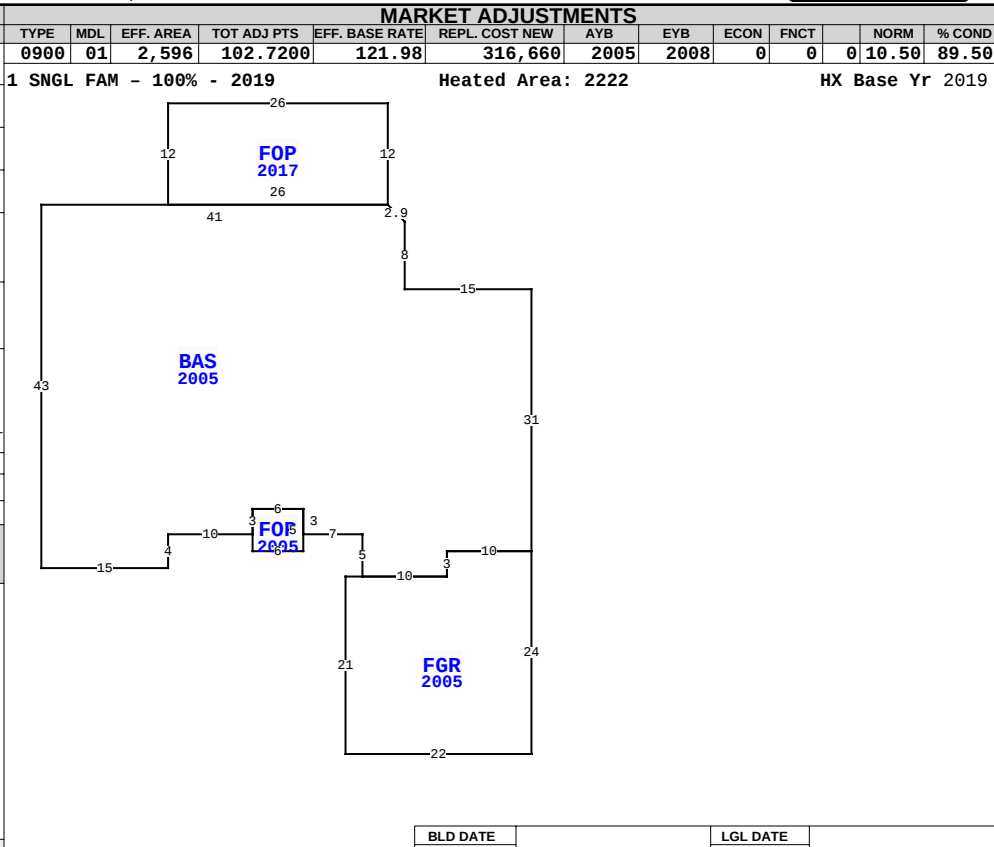
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	8017.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,222	100	2,222	242,581
FGR	492	55	271	29,586
FOP	30	30	9	983
FOP	312	30	94	10,262
TOTALS	3,056		2,596	283,411

TOTALS		3,050		2,590		283,411	
EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W		
1	0500	FP-PRE FAB	0 100	0	0		
2	0812	CONCRETE C	0 100	0	0		
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LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	F D
1	000100	C	SFR	100	000
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54006 PADDOCK CT, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION BY						STANDARD					
Tax Group: 6						Tax Dist:					
BUILDING MARKET VALUE						283,411					
TOTAL MARKET OB/XF VALUE						10,458					
TOTAL LAND VALUE - MARKET						60,000					
TOTAL MARKET VALUE						353,869					
SOH/AGL Deduction						118,834					
ASSESSED VALUE						235,035					
TOTAL EXEMPTION VALUE						50,000					
BASE TAXABLE VALUE						185,035					
TOTAL JUST VALUE						353,869					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						275,964					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22009760	REPAIR/RRF	30,000	06/24/2022
M10418	MECH OTHER	0	10/01/2005
P09860	OTHER	0	08/01/2005
P09954	OTHER	0	08/01/2005
B15703	NEW CONSTR	159,076	07/01/2005
R7983	REPAIR/RRF	2,500	07/01/2005

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2230/1542	10/11/2018	WD	Q	I	01	260,000			
GRANTOR: BAKER GREGORY M & ANG									
GRANTEE: STUBBS JAMES L JR &									
1882/0733	9/26/2013	SW	Q	I	02	167,000			
GRANTOR: FANNIE MAE									
GRANTEE: BAKER GREGORY M & A									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2005] W15 N8 U2 L2 FOP=[YR=2017] N12 W26 S12 E26\$ W41 S43 E15 N4 E10 FOP=[YR=2005] S2 E6 N5 W6 S3\$ N3 E6 S3 E7 S5 FGR=[YR=2005] W2 S21 E22 N24 W10 S3 W10\$ E10 N3 E10 N31\$.											