

PT LOTS 53 59 & 60 OF
SEC 11-1N-24E & PT LOT 70 OF
SEC 14-1N-24E & PT ABND R/W BY

WILLIAMS OLIVIA &/WILLIAMS DAVID K JR & BETH
34132 TABBY CT
CALLAHAN, FL 32011

2023

11-1N-24-0000-0002-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 80
Exterior Wall	15	CONC BLOCK 20
Roof Structure	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2.5	100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units	0	100
BUD\$ Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	8005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,256	100	1,256	101,164
FGR	780	55	429	34,553
FSP	120	40	48	3,866
FSP	176	40	70	5,638
FUS	900	100	900	72,490
UOP	216	20	43	3,464
UOP	121	20	24	1,933
UST	210	45	94	7,571
TOTALS	3,779		2,864	230,678

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0812	CONCRETE C	0	0	0	0	1,100.00	SF	4.00	4.00	
2	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	
8	0200	BARN WD 0-	0	0	32	35	1,120.00	SF	20.00	20.00	
17	0681	POLE SHED	0	0	13	13	169.00	SF	11.25	11.25	

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	000115	C	SFR ACRES	0	0004		0.00	0.00	4.74	AC	1.00

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,864	106.8780	96.46	276,261	1984	1989	0	0	16.50	83.50
1 SINGLE FAM - 0% - 0 Heated Area: 2156 HX Base Yr											

34132 TABBY CT, CALLAHAN	BLD DATE	LGL DATE	06/16/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF											
10,173											

NASSAU COUNTY PROPERTY		PAGE 1 of 2	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		298,087	
TOTAL MARKET OB/XF VALUE		10,173	
TOTAL LAND VALUE - MARKET		82,950	
TOTAL MARKET VALUE		391,210	
SOH/AGL Deduction		67,087	
ASSESSED VALUE		324,123	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		324,123	
TOTAL JUST VALUE		391,210	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		294,657	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21008992	MH MOVE-ON	0	07/09/2021
R002252	REPAIR/RRF	1,000	03/01/2000

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2493/1551	8/31/2021	WD Q	Q	I	01
GRANTOR: SCHILLING FAMILY REV					
GRANTEE: WILLIAMS OLIVIA & D					
2481/1282	7/22/2021	WD U	U	I	11
GRANTOR: SCHILLING JOHN J ET A					
GRANTEE: SCHILLING JOHN J ET					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W17 N1 W8 S1 W12 FSP=[YR=1993] N8 W15 S8 E15\$W15S2 UST=[YR=1993] W7 FGR=[YR=1993] W26 S30 E26 N30\$ S30 E7 N30\$ S22 E18 FSP=[YR=1993] S8 E22 N8 W22\$ E34 N7 UOP=[YR=2006] E11 N11 W11 S11\$ N17\$ PTR=E25 FUS=[YR=1993] E30 S30 W3 UOP=[YR=2003] S8 W27 N8 E27 \$ W27 N30 \$ W25 \$.											

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