

BLOCK 3 LOT 21
IN OR 1373/166
1995 JAG DW/MH

ADDAIR ROBERT M & ANGELA M/
44240 WOODLAND CIRCLE
CALLAHAN, FL 32011

2023

16-1N-25-2912-0003-0210



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	05	AVERAGE 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 80		
Interior Floor	08	SHT VINYL 20		
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		
BUD8 Adjustme	06	DIST 1D 100		
Quality	03	Quality Level 03		
DOR CODE	0200	MOBILE HOME		
MAP NUM		MKT AREA	08	
NEIGHBORHOOD/LOC	8005.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100	1,404	40,314
FOP	1,340	30	402	11,543
FSP	480	60	288	8,270
TOTALS	3,224		2,094	60,127

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,094	117.2000	82.04	171,792	1995	1995	0	0	0	65.00	35.00

1

M/H 94+ - 0% - 0

Heated Area: 1404

HX Base Yr

10

40

21

12

12

40

14

54

38

26

34

21

2

13

2

35

46

FSP
2005

FOP
2005

BAS
2005

BLD DATE

XF DATE

LGL DATE

LAND DATE

05/23/2023

MLU