



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 90
Exterior Wall	19	COMMON BRK 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
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
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	08
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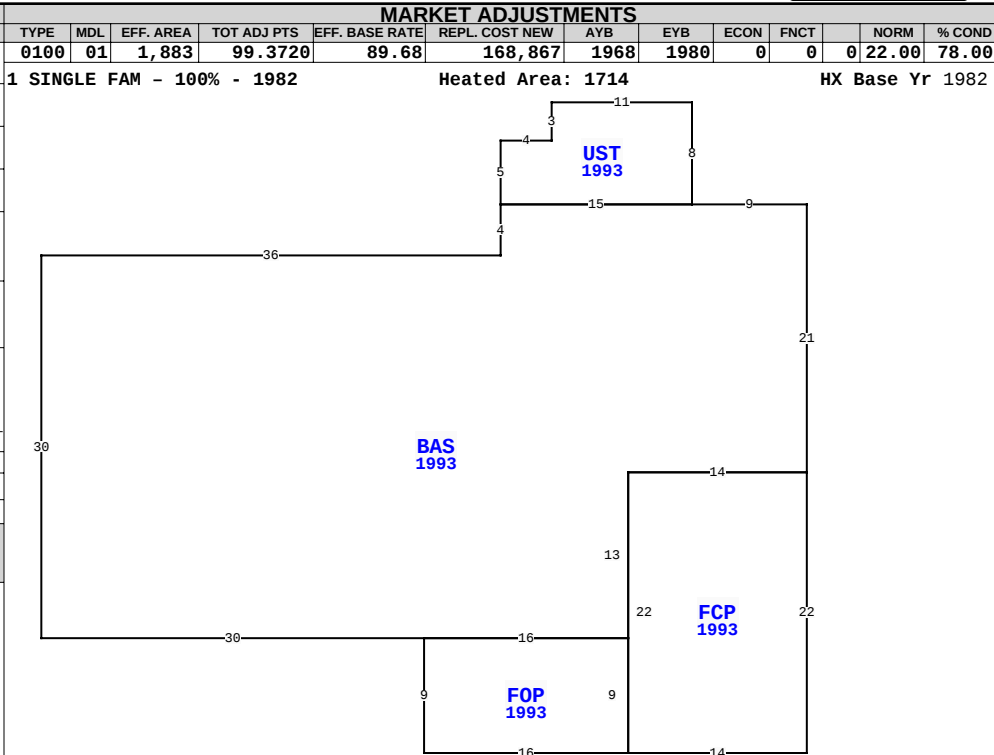
NEIGHBORHOOD/LOC	8001.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,714	100	1,714	119,895
FCP	308	25	77	5,386
FOP	144	30	43	3,008
UST	108	45	49	3,427

TOTALS	2,274		1,883	131,716
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0810	CONCRETE A	0	100	14	36	504.00	SF	6.50	6.50	
2	0810	CONCRETE A	0	100	18	3	54.00	SF	6.50	6.50	
3	0940	SHEDS/PORT	0	100	8	10	80.00	SF	30.00	30.00	
4	0820	WOOD WALK	0	100	0	0	130.00	SF	11.75	11.75	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	100		RM	0.00	0.00	0.24	AC	



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

45021 COLSON RD, CALLAHAN

TOTAL OB/XF											
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NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 6						Tax Dist:					
BUILDING MARKET VALUE						131,716					
TOTAL MARKET OB/XF VALUE						1,816					
TOTAL LAND VALUE - MARKET						8,400					
TOTAL MARKET VALUE						141,932					
SOH/AGL Deduction						69,329					
ASSESSED VALUE						72,603					
TOTAL EXEMPTION VALUE						52,603					
BASE TAXABLE VALUE						20,000					
TOTAL JUST VALUE						141,932					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						119,188					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17005469	REPAIR/RRF	11,635	08/01/2017
B23580	REPAIR/RRF	450	05/01/2010
E11815	NEW CONSTR	300	10/01/2003
B11747	REMODEL	9,000	09/01/2003
B985533	REMODEL	6,000	11/01/1998

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
0529/0929	9/25/1987	WD	U	I	24	100			
GRANTOR:WILLIAMS LAWERENCE ES									
GRANTEE:WILLIAMS MACY ANN (									
0328/0236	1/01/1981	FS	U	I		400			
GRANTOR:									
GRANTEE:									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W9 UST=[YR=1993] N8 W11 S3 W4 S5 E15\$ W15 S4 W36 S30 E30 FOP=[YR=1993] S9 E16 FCP=[YR=1993] E14 N22 W14 S22\$ N9 W16\$ E16 N13 E14 N21\$.											