

W1/5 OF S1/2 OF SW1/4 OF SE1/4
OF NE1/4
IN OR 1726/1683 & OR 1839/1638

CONLEY GEORGE WALLACE SR
33506 CONLEY ROAD
CALLAHAN, FL 32011

2023

20-1N-24-0000-0002-0070



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	25 MOD METAL 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	04 PLYWOOD 100
Interior Floop	08 SHT VINYL 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100

Quality	03	Quality Level 03	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	684	100	684	12,938
BAS	519	100	519	9,817
UOP	175	25	44	832
UOP	275	25	69	1,305
TOTALS	1,653		1,316	24,892

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EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0940	SHEDS/PORT	0	100	0	0	
2	0510	GARAGE WD-	0	100	20	24	
3	0810	CONCRETE A	0	100	20	20	

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	000102	C	SFR/MH	100	0007	OR	0.00	0.00	6.84	AC	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,316	97.0000	63.05	82,974	1966	1967	0	0	0 70.00	30.00
1 M/H 93- - 100% - 2012 Heated Area: 1203 HX Base Yr 2012											
33506 CONLEY RD, CALLAHAN											

BLD DATE			LGL DATE		
XF DATE			LAND DATE		
INC DATE			AG DATE		
			06/16/2023 MLU		

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		24,892	
TOTAL MARKET OB/XF VALUE		6,736	
TOTAL LAND VALUE - MARKET		129,960	
TOTAL MARKET VALUE		161,588	
SOH/AGL Deduction		130,151	
ASSESSED VALUE		31,437	
TOTAL EXEMPTION VALUE		25,000	
BASE TAXABLE VALUE		6,437	
TOTAL JUST VALUE		161,588	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		91,580	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7690	TEMP POLE	0	09/10/1991

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1726/1683	2/28/2011	QC	U	I	11	29,200	
GRANTOR: CONLEY HENRY ELLIS SR							
GRANTEE: CONLEY GEORGE WALLA							
1140/1415	5/28/2003	WD	U	I	06	100	
GRANTOR: CONLEY GEORGE W							
GRANTEE: CONLEY CARMA DEE							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1995] W42 UOP=[YR=1996] W15 S17 BAS=[YR=1993] S12 E57 N12 UOP=[YR=1996] N5 W35 S5 E35\$ W57\$ E19 N5 W4 N12 \$ S12 E4 S5 E3 N5 E35 N12\$.											