IN OR 993/1407 2001 NOBI DW

CONLEY HENRY E
33380 CONLEY ROAD
CALLAHAN, FL 32011

2023

20-1N-24-0000-0002-0080

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

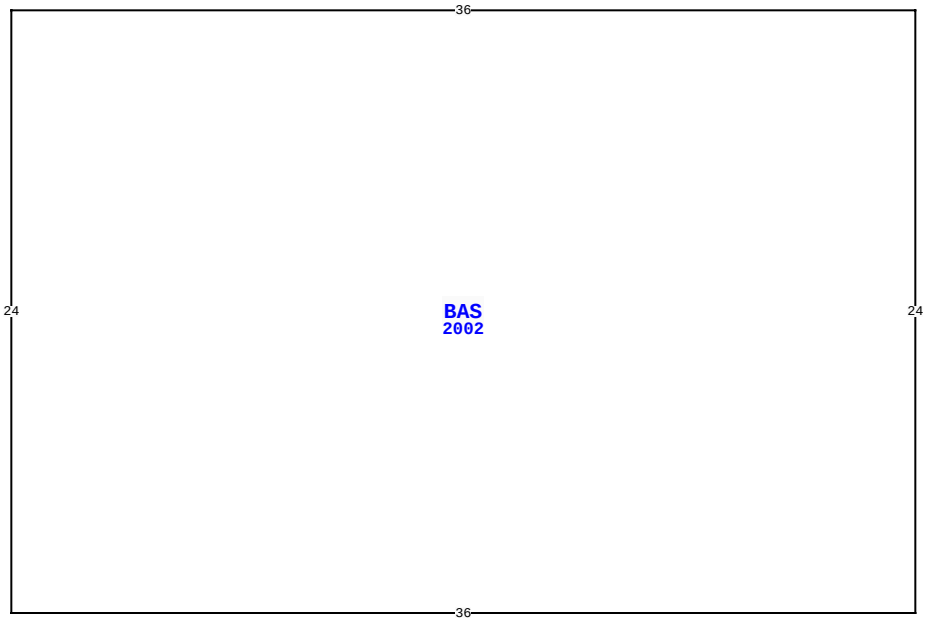
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD 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	864	100	864	44,344
TOTALS	864		864	44,344

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	864	122.2000	85.54	73,907	2001	2006	0	0	0	40.00	60.00

1 M/H 94+ – 100% - 2003 Heated Area: 864 HX Base Yr 2003



33380 CONLEY RD, CALLAHAN

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		44,344
TOTAL MARKET OB/XF VALUE		10,700
TOTAL LAND VALUE - MARKET		108,300
TOTAL MARKET VALUE		163,344
SOH/AGL Deduction		97,225
ASSESSED VALUE		66,119
TOTAL EXEMPTION VALUE	HX HB	41,119
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		163,344
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		128,037

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0993/1407	6/22/2001	WD	U	V	01	100
GRANTOR: CONLEY GEORGE W & HEN						
GRANTEE: CONLEY HENRY E						
0924/0980	3/16/2000	WD	U	V	06	11,400
GRANTOR: BARROW ALMA M						
GRANTEE: CONLEY GEORGE W & H						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W36 S24 E36 N24 $.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
3	0810	CONCRETE A	0	100	20	18	360.00	SF	6.50	6.50	100	2004	2004	3	86	2,012	
4	1242	WD DECK A	0	100	18	10	180.00	SF	10.00	10.00	100	2004	2004	3	24	432	
5	0812	CONCRETE C	0	100	0	0	2,400.00	SF	4.00	4.00	100	2004	2004	3	86	8,256	

LAND DESCRIPTION

TOTAL OB/XF 10,700

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000115	C	SFR ACRES	100	0007		0.00	0.00	5.70	AC		1.00	1.00	1.00	19,000.00	19,000.00	108,300							

REVIEW DATE 07/19/2022 BY TWA Total Acres: 5.70 Total Land Value: 108,300 Market: 0 Agricultural: 0 Common: 108,300 PRINTED 08/02/2023 BY SYS