PT GOVT LOTS 2 & 5 OF
SEC 29-2N-25E PT OR 1436/893
BEING EXHIBIT "B" ANNEXATION

MOORE BARBARA J/MOORE JOSEPH MICHAEL ET AL
45010 ROBINWOOD CIR
CALLAHAN, FL 32011

2023

29-2N-25-0000-0006-0090

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	7001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

LEM TURNER RD, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/19/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	155,840
TOTAL MARKET VALUE	155,840
SOH/AGL Deduction	78,193
ASSESSED VALUE	77,647
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	77,647
TOTAL JUST VALUE	155,840
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	175,320

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1436/0893	8/11/2006	PR	U	V	01	100
GRANTOR: DAWSON CARL D P/R						
GRANTEE: MOORE BARBARA J ETA						
0668/1436	10/22/1992	WD	U	V	06	100
GRANTOR: MOORE CECIL ETAL						
GRANTEE: MOORE CECIL P						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0		OR	0.00	0.00	9.74	AC		1.00	1.00	1.00	16,000.00	16,000.00	155,840							

REVIEW DATE 05/19/2023 BY MLU Total Acres: 9.74 Total Land Value: 155,840 Market: 0 Agricultural: 0 Common: 155,840 PRINTED 08/02/2023 BY SYS