

RAY MARY R
PO BOX 33
CALLAHAN, FL 32011-0033

29-2N-25-3120-0006-0000

BUILDING CHARACTERISTICS

ELEMENTCD

04

SINGLE SID 100

08

IRREGULAR 100

03

COMP SHNGL 100

03

PLASTER 50

05

DRYWALL 50

09

PINE WOOD 50

14

CARPET 50

03

CENTRAL 100

04

AIR DUCTED 100

03

100

04

1.5 100

02

WOOD FRAME 100

01

DIST CA 100

00

NONE 100

03

Quality Level 03

0100

SINGLE FAMILY

MAP NUM

MKT AREA

07

NEIGHBORHOOD/LOC

7001.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,212

100

1,212

51,619

BAS

1,274

100

1,274

54,259

FEP

112

80

90

3,833

UCP

135

20

27

1,150

UOP

320

20

64

2,726

UOP

60

20

12

511

TOTALS

3,113

2,679

114,098

EXTRA FEATURES

L N

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

1

0510

GARAGE WD-

0

100

20

15

300.00

SF

35.00

100

1985

1985

3

20

2,100

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

000100

C

SFR

100

0006

164.00

210.00

164.00

FF

1.00

1.00

1.00

500.00

500.00

82,000

REVIEW DATE

04/17/2018

BY

KBX

Total Acres:

0.00

Total Land Value:

82,000

Market:

0

Agricultural:

0

Common:

82,000

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0100

01

2,679

83.5200

75.38

201,943

1910

1950

0

0

43.50

56.50

1 SINGLE FAM - 100% - 1989

Heated Area: 2486

HX Base Yr 1989

UCP

2002

FEP

1993

BAS

1993

UOP

1993

BAS

1993

UOP

2002

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

06/02/2023

MLU

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY

STANDARD

Tax Group: 1

Tax Dist:

BUILDING MARKET VALUE

114,098

TOTAL MARKET OB/XF VALUE

2,100

TOTAL LAND VALUE - MARKET

82,000

TOTAL MARKET VALUE

198,198

SOH/AGL Deduction

146,285

ASSESSED VALUE

51,913

TOTAL EXEMPTION VALUE

HX HB

26,913

BASE TAXABLE VALUE

25,000

TOTAL JUST VALUE

198,198

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

161,922

PERMIT NUM

DESCRIPTION

AMT

ISSUED

B2799

REPAIR/RRF

2,040

06/01/2005

2321

REPAIR/RRF

0

12/04/2000

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

I I

V I

RSN CD

SALE PRICE

0678/1400

4/12/1993

WD U

I

01

100

GRANTOR: RAY HOLLIS JR & MARY

GRANTEE: RAY HOLLIS JR & MAR

0234/0539

3/01/1977

LE U

I

100

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W1 N1 W1 N1 W2 N2 W3 N16 W19 FEP=[YR=1993] W7 UCP=[YR=2002] W9 S15 E9 N15 \$ S16 E7 N16 \$ S16 W7 S18 E2 S14 UOP=[YR=1993] S7 E29 N1 E1 N1 E1 N24 W4 S5 W3 S14 W14 S2 W6 N2 W4 \$ E4 S2 E6 N2 E14 N14 E3 N5 E2 N1 E1 N1 E1 N7 \$ PTR=E15 BAS=[YR=1993] E26 S16 E3 S18 W3 S14 W1 UOP=[YR=2002] S6 W10 N6 E10 \$ W23 N14 W2 N34 \$ W15 \$.