BLOCK 12 PT OF LOTS 1 & 2
IN OR 2542/1421
LAKESIDE PARK SUB PB 0/36

AXIS MANAGEMENT INC
PO BOX 1107
HILLIARD, FL 32046

2023

29-2N-25-3200-0012-0010

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

45059 BRINKLEY ST, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
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	6,650
TOTAL MARKET VALUE	6,650
SOH/AGL Deduction	0
ASSESSED VALUE	6,650
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	6,650
TOTAL JUST VALUE	6,650
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	6,650

PERMIT NUM	DESCRIPTION	AMT	ISSUED
4356D	DEMOLITION	0	09/14/2020
2136	H/AC	1,610	05/08/1987
2135	NEW CONSTR	35,760	04/27/1987

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2542/1421	2/28/2022	QC	U	V	11	100
GRANTOR: APEXX HOMES INC						
GRANTEE: AXIS MANAGEMENT INC						
2389/1351	9/03/2020	QC	U	I	11	100
GRANTOR: NASSAU MANAGEMENT LLC						
GRANTEE: APEXX HOMES INC						

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	000000	C	VAC RES	0	0006		0.00	0.00	0.19	AC		1.00	1.00	1.00	35,000.00	35,000.00	6,650							

REVIEW DATE 03/07/2022 BY TWA Total Acres: 0.19 Total Land Value: 6,650 Market: 0 Agricultural: 0 Common: 6,650 PRINTED 08/02/2023 BY SYS