

BLOCK 2 LOT 2
IN OR 696 PG 1482
WILSON & OGILVIE SUB DB B9/500

SCHWEND PAUL E & BRENDA K
PO BOX 1104
CALLAHAN, FL 32011-1104

2023

29-2N-25-3220-0002-0020



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	01	DIST CA 100
Occupancy	00	NONE 100

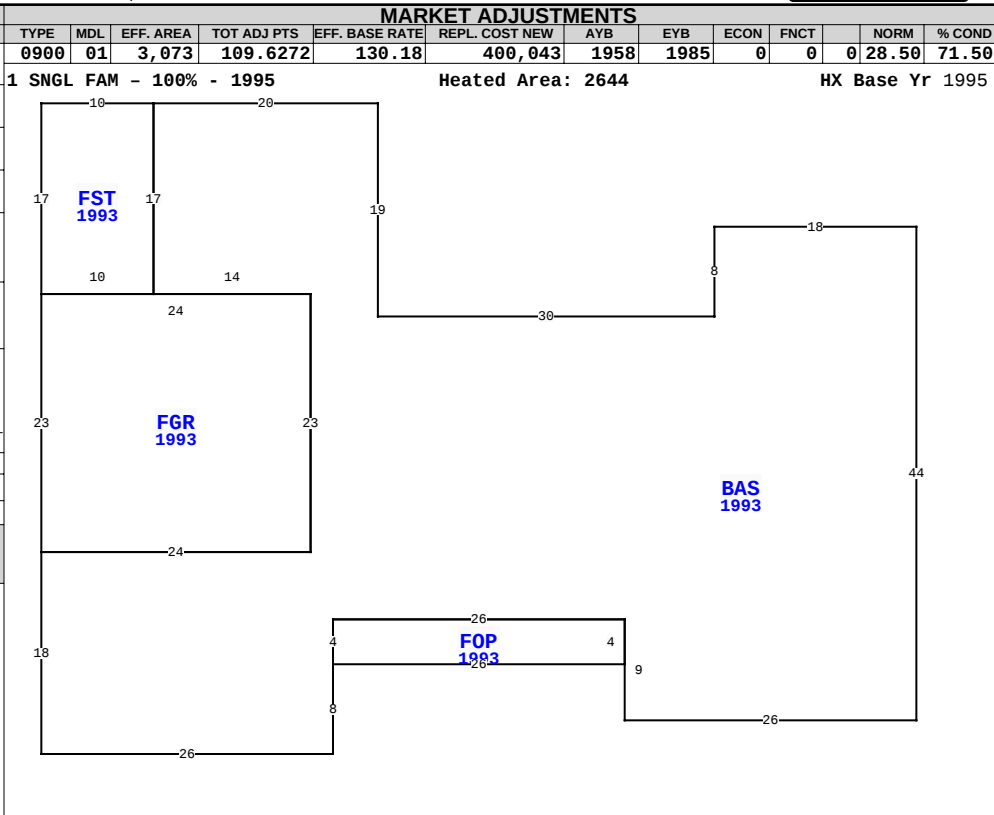
Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	7001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,644	100	2,644	246,100
FGR	552	55	304	28,296
FOP	104	30	31	2,886
FST	170	55	94	8,749

TOTALS	3,470		3,073	286,031
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	0812	CONCRETE C	0 100	0	0	5,538.00	SF	4.00	
4	0811	CONCRETE B	0 100	0	0	906.00	SF	5.20	
5	0861	POOL GUNIT	0 100	17	22	374.00	SF	85.00	
6	0845	KOOL DECK	0 100	0	0	478.00	SF	7.25	
7	0810	CONCRETE A	0 100	0	0	386.00	SF	6.50	
8	1241	WD DECK G	0 100	0	0	332.00	UT	11.50	
9	0820	WOOD WALK	0 100	16	5	80.00	SF	11.75	
10	1076	TRELLIS A	0 100	12	16	192.00	SF	7.50	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100	0006		210.00	210.00	210.00



45197 800TH ST, CALLAHAN	BLD DATE	LGL DATE	06/02/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1958	1958	3	21	735	
2	0812	CONCRETE C	0 100	0	0	5,538.00	SF	4.00	4.00	100	1958	1958	3	20	4,430	
4	0811	CONCRETE B	0 100	0	0	906.00	SF	5.20	5.20	100	1990	1990	3	62	2,921	
5	0861	POOL GUNIT	0 100	17	22	374.00	SF	85.00	85.00	100	2005	2005	3	44	13,988	
6	0845	KOOL DECK	0 100	0	0	478.00	SF	7.25	7.25	100	2005	2005	3	87	3,015	
7	0810	CONCRETE A	0 100	0	0	386.00	SF	6.50	6.50	100	2005	2005	3	87	2,183	
8	1241	WD DECK G	0 100	0	0	332.00	UT	11.50	11.50	100	2005	2005	3	44	1,680	
9	0820	WOOD WALK	0 100	16	5	80.00	SF	11.75	11.75	100	2005	2005	3	40	376	
10	1076	TRELLIS A	0 100	12	16	192.00	SF	7.50	7.50	100	2005	2005	3	44	634	

TOTAL OB/XF										29,962									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR
1	000100	C	SFR	100	0006		210.00	210.00	210.00	FF		1.00	1.00	1.00	500.00	500.00	105,000		

NASSAU COUNTY PROPERTY										PAGE 1 of 1									
VALUATION SUMMARY										1									
VALUATION BY										STANDARD									
Tax Group: 1										Tax Dist:									
BUILDING MARKET VALUE										286,031									
TOTAL MARKET OB/XF VALUE										29,962									
TOTAL LAND VALUE - MARKET										105,000									
TOTAL MARKET VALUE										420,993									
SOH/AGL Deduction										232,978									
ASSESSED VALUE										188,015									
TOTAL EXEMPTION VALUE										50,000									
BASE TAXABLE VALUE										138,015									
TOTAL JUST VALUE										420,993									
NCON VALUE										0									
INCOME VALUE																			
PREVIOUS YEAR MKT VALUE										322,360									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2779	SWIM POOL	26,000	03/28/2005

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
0696/1482	1/21/1994	WD	Q	I		115,000			
GRANTOR:HODGES LEON & DORRIS									
GRANTEE: SCHWEND PAUL & BREN									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W18 S8 W30 N19 W20 FST=[YR=1993] W10 S17									
FGR=[YR=1993] S23 E24 N23 W24 \$ E10 N17 \$ S17 E14 S23 W24									
S18 E26 N8 FOP=[YR=1993] E26 N4 W26 S4 \$ N4 E26 S9 E26 N44 \$									