

DEVILLE LESLIE & VICKIE
45770 PICKETT STREET
CALLAHAN, FL 32011

32-2N-25-4020-0023-0020

[illegible]

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BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall
Roof Structur

3103

HARDIE BRD 100
GABLE/HIP 100

RooF Cover
Interior Wall
Interior Floo

030508

COMP SHNGL 100
DRYWALL 100
SHT VINYL 100

Air Condition
Heating Type
Bedrooms

08030

ENG SPLIT 100
FORCED AIR 100
0 100

Bathrooms
Frame
Stories

021.

WOOD FRAME 100
1. 100

Units
Occupancy

00

0 100
NONE 100

Quality

03

Quality Level 03

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

08

NEIGHBORHOOD/LOC

8001.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

640

100

640

38,636

TOTALS

640

640

38,636

EXTRA FEATURES

45770 PICKETT ST, CALLAHAN

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

LAND DESCRIPTION

TOTAL OB/XF

0

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

DENSITY

DECL

FRZ

YR

CONSRV

REVIEW DATE

01/14/2022

BY

KBA

Total Acres: 2.95

Total Land Value: 103,250

Market: 0

Agricultural: 0

Common: 103,250

PRINTED 08/02/2023 BY SYS

MARKET ADJUSTMENTS

TYPEMDL

EFF. AREAEFF. BASE RATE

TOT ADJ PTSTOT ADJ PERS

REPL. COST NEWAYB

EYECONFNCT

NORM% COND

015001640123.200061.6039,42420172017002.0098.00

2 ACCESSORY U - 100% - 2018Heated Area: 640HX Base Yr 2018

BAS2017

45770 PICKETT ST, CALLAHAN

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

SALES DATA

OFF RECORD NumberDATE

TYPE INSTQ U V I RSN CD SALE PRICE

1449/101510/04/2006WD Q I100

GRANTOR: PETTY PHYLLIS HOLMES

GRANTEE: DEVILLE LESLIE & VI

1049/06174/12/2002QC U V 01100

GRANTOR: HOLMES CARY & MARIE E

GRANTEE: PETTY PHYLLIS HOLME

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2017] W20 S32 E20 N32\$.

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

263,39335,736103,250402,379140,035262,34450,000212,344402,37925,680240,619

PERMIT NUMDESCRIPTIONAMTISSUED

B1702328GARAGE003/21/2017

SALES DATA

OFF RECORD NumberDATE

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