



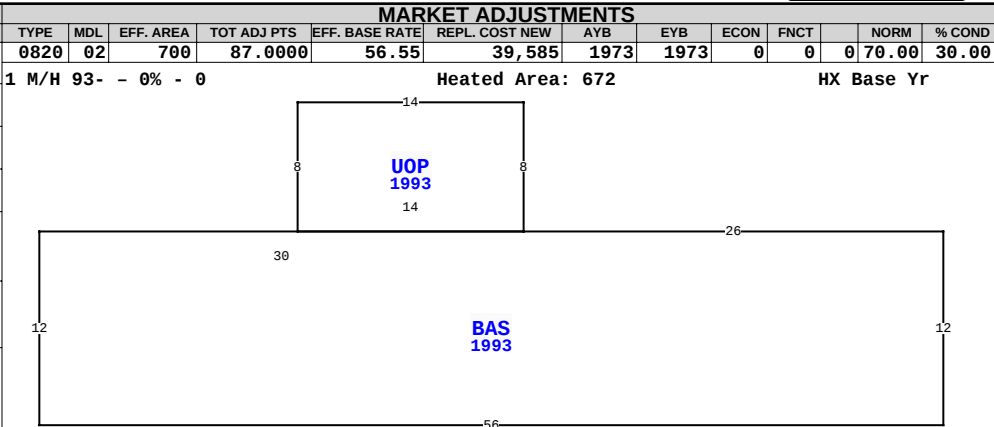
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 100
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100

Quality	03	Quality Level 03
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100	672	11,401
UOP	112	25	28	475

TOTALS	784		700	11,876
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0940	SHEDS/PORT	0 100	0	0	600.00	SF	30.00	30.00	100	1980
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2006



BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

44001 BELL LN, CALLAHAN

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	005000	C	RURAL HOME	100	0005	OR	0.00	0.00	1.00	AC	
2	005902	A	HARDWOOD SI	0			0.00	0.00	3.00	AC	
3	005500	A	TIMBER 2 SI	0			0.00	0.00	10.00	AC	
4	006000	A	PAST1/HAY	0			0.00	0.00	6.00	AC	
5	009910	M	MKT. VAL. AG	0			0.00	0.00	19.00	AC	

TOTAL OB/XF										6,785		
	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VAL
5	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	35,000.00	35,000.00	
		0.00	0.00	3.00	AC		1.00	1.00	1.00	175.00	175.00	
		0.00	0.00	10.00	AC		1.00	1.00	1.00	550.00	550.00	
		0.00	0.00	6.00	AC		1.00	1.00	1.00	440.00	440.00	
		0.00	0.00	19.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	2
Total Acres: 20.00		Total Land Value: 43,665				Market: 266,000		Agricultural: 8,665				

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY	STANDARD										
Tax Group: 6	Tax Dist:										
BUILDING MARKET VALUE	279,258										
TOTAL MARKET OB/XF VALUE	6,785										
TOTAL LAND VALUE - MARKET	301,000										
TOTAL MARKET VALUE	329,708										
SOH/AGL Deduction	130,730										
ASSESSED VALUE	198,978										
TOTAL EXEMPTION VALUE	50,000										
BASE TAXABLE VALUE	148,978										
TOTAL JUST VALUE	587,043										
NCON VALUE	0										
INCOME VALUE											
PREVIOUS YEAR MKT VALUE	269,379										

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C0514436	CO ISSUED	174,884	02/01/2005
E14420	ELEC OTHER	0	02/01/2005
M09350	MECH OTHER	0	02/01/2005
P090023	OTHER	0	02/01/2005
B0514436	NEW CONSTR	174,884	02/01/2005
R07132	REPAIR/RRF	2,000	02/01/2005

SALES DATA								
OFF RECORD Number	DATE	TYPE INST	Q U	/	V I	/	RSN CD	SALE PRICE

BUILDING NOTES											
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BAS=[YR=1993] W26 UOP=[YR=1993] N8 W14 S8 E14\$ W30 S12 E56 N12\$.

BELL JOHN S L/E/BELL GRACE B
44001 BELL LANE
CALLAHAN, FL 32011

33-2N-25-0000-0010-0020

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