



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																						VALUATION BY STANDARD Tax Group: 4 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 50,000 TOTAL MARKET VALUE 50,000 SOH/AGL Deduction 0 ASSESSED VALUE 50,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 50,000 TOTAL JUST VALUE 50,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 50,000									
DOR CODE		0000 VACANT																		PERMIT NUM	DESCRIPTION	AMT	ISSUED								
MAP NUM		MKT AREA																				22009625	CO ISSUED	0	03/03/2023						
NEIGHBORHOOD/LOC		5012.00																		22009625	NEW CONSTR	298,693	06/23/2022								
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE												SALES DATA															
																OFF RECORD Number	DATE	TYPE INST	Q / V	I / I	RSN CD	SALE PRICE									
																2493/0437	9/01/2021	WD Q	V		01	55,000									
TOTALS																				GRANTOR: MURDOCK CHRISTOPHER M											
EXTRA FEATURES		55158 BARTRAM TR, CALLAHAN																		GRANTEE: FIELD TIMOTHY J JR											
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	GRANTOR: MILLER DANIEL CLAY &														
																	GRANTEE: MURDOCK CHRISTOPHER														
										BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		BUILDING NOTES									
																				BUILDING DIMENSIONS											
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	DPHT 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		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000														
REVIEW DATE 03/07/2023 BY DJ Total Acres: 0.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 08/02/2023 BY SYS																															