



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	13	LVT/LAMMT 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

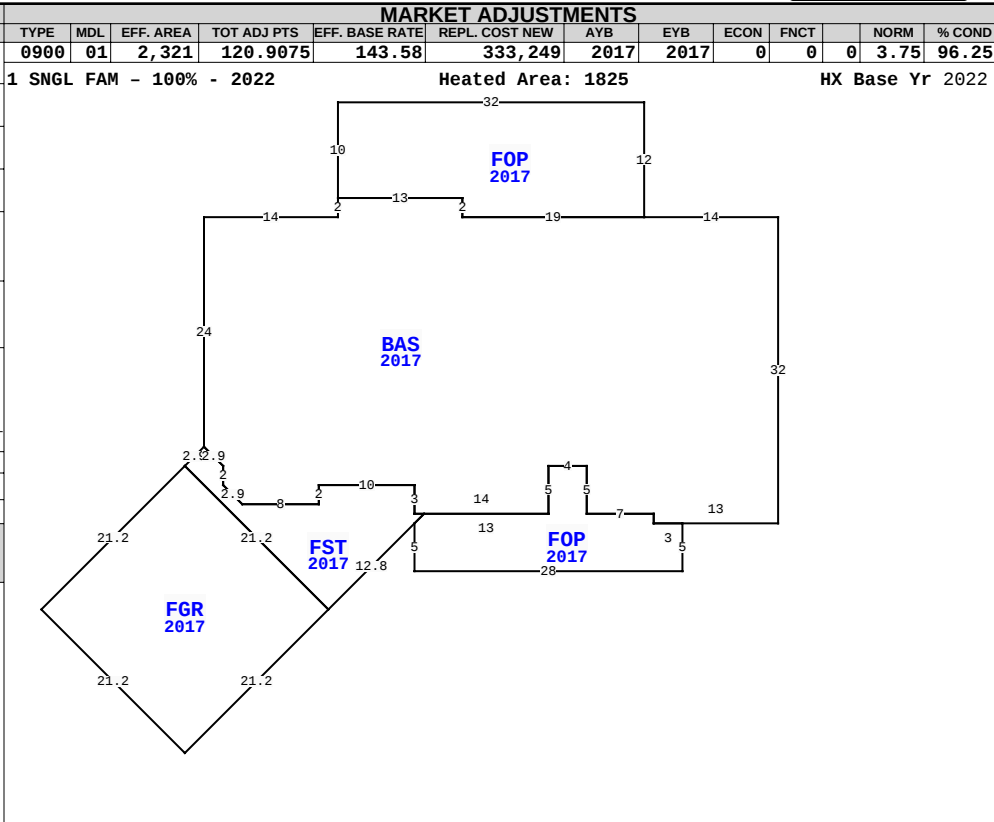
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5012.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,825	100	1,825	252,208
FGR	450	55	248	34,273
FOP	185	30	56	7,739
FOP	358	30	107	14,787
FST	154	55	85	11,746

TOTALS	2,972		2,321	320,752
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0811	CONCRETE B	0	100	0	0	1,382.00	SF	5.20
2	0810	CONCRETE A	0	100	0	0	144.00	SF	6.50
3	0351	CARPORT MT	0	100	40	18	720.00	SF	6.90
4	0861	POOL GUNIT	0	100	0	0	458.00	SF	85.00
5	0855	CONC PAVER	0	100	0	0	1,090.00	SF	10.00
6	0910	SCRN RM L	0	100	0	0	1,548.00	SF	15.00

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		OR	0.00	0.00	1.00



55530 BARTRAM TR, CALLAHAN	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		OR	0.00	0.00	1.00

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					320,752				
TOTAL MARKET OB/XF VALUE					84,092				
TOTAL LAND VALUE - MARKET					50,000				
TOTAL MARKET VALUE					454,844				
SOH/AGL Deduction					36,711				
ASSESSED VALUE					418,133				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					368,133				
TOTAL JUST VALUE					454,844				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					405,954				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21013419	XFOB	17,238	10/01/2021
21001319	SWIM POOL	89,980	02/04/2021
B1703959	C0 ISSUED	0	05/04/2017
B1633084	NEW CONSTR	0	09/20/2016

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2409/1943	11/19/2020	WD	Q	I	02	339,000	
GRANTOR:MCELROY ROXANN & CHAN							
GRANTEE:WALLS CHARLOTTE & R							
2068/1441	8/26/2016	WD	Q	V	01	23,000	
GRANTOR:PREMIER HOMES OF NORT							
GRANTEE:MCELROY ROXANN & CH							

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2017] W14 FOP=[YR=2017] N12 W32 S10 E13 S2 E19\$ W19 N2 W13 S2 W14 S24 FST=[YR=2017] D2 L2 FGR=[YR=2017] D15 L15 R15 D15 U15 R15 U15 L15 \$ D15 R15 U9 R9 FOP=[YR=2017] S5 E28 N5 W3 N1 W7 N5 W4 S5 W13 D1 L1 \$ U1 R1 W1 N3 W10 S2 W8 U2 L2 N2 U2 L2 \$ D2 R2 S2 D2 R2 E8 N2 E10 S3 E14 N5 E4 S5 E7 S1 E13 N32\$.									