IN OR 1159/1073
EX 10-13
1984 SW/MH EDGE

LAWSON DANNY & LINDA
814 1ST NORTH #206
JACKSONVILLE BEACH, FL 32250

2023

37-1N-25-0000-0010-0030

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8026.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

54278 ROY BOOTH RD, CALLAHAN

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	126
TOTAL LAND VALUE - MARKET	62,460
TOTAL MARKET VALUE	62,586
SOH/AGL Deduction	13,061
ASSESSED VALUE	49,525
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	49,525
TOTAL JUST VALUE	62,586
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	62,586

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH003029	MH MOVE-ON	0	03/01/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1159/1073	8/05/2003	WD	U	I	11	70,000
GRANTOR: FREDERICK RANDALL G &						
GRANTEE: LAWSON DANNY & LIND						
0917/0515	1/28/2000	WD	Q	V		45,000
GRANTOR: KING VICKI LYNN						
GRANTEE: FREDERICK RANDALL &						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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
3	1242	WD DECK A	0	0	9	7	63.00	SF	10.00	10.00	100	2000	2000	3	20	126	

LAND DESCRIPTION

TOTAL OB/XF 126

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000115	C	SFR ACRES	0	0006	OR	0.00	0.00	3.47	AC		1.00	1.00	1.00	18,000.00	18,000.00	62,460							

REVIEW DATE 03/07/2017 BY KBX Total Acres: 3.47 Total Land Value: 62,460 Market: 0 Agricultural: 0 Common: 62,460 PRINTED 08/02/2023 BY SYS