LOT 19
IN OR 2140/473
DEERFIELD ACRES PB 5/299

RANDOLPH JAMES & TARA C
54380 JAMIE DRIVE
CALLAHAN, FL 32011

2023

37-1N-25-0340-0019-0000

BUILDING CHARACTERISTICS

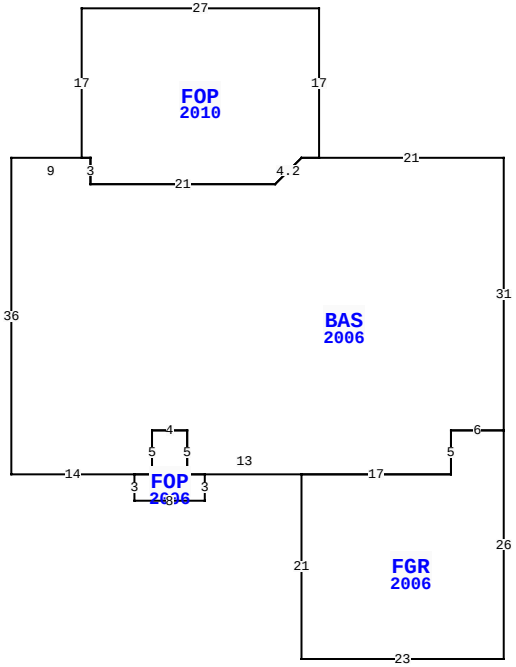
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8027.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,899	100	1,899	197,333
FGR	513	55	282	29,303
FOP	44	30	13	1,351
FOP	527	30	158	16,418
TOTALS	2,983		2,352	244,405

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,352	127.5764	115.14	270,809	2006	2009	0	0	0	9.75	90.25

1 SINGLE FAM – 100% - 2018 Heated Area: 1899 HX Base Yr 2018



54380 JAMIE DR, CALLAHAN

BLD DATE	04/13/2007	DJ	LGL DATE	
XF DATE	04/13/2007	DJ	LAND DATE	04/13/2007 DJ
INC DATE			AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		244,405
TOTAL MARKET OB/XF VALUE		8,319
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		292,724
SOH/AGL Deduction		202,463
ASSESSED VALUE		90,261
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		40,261
TOTAL JUST VALUE		292,724
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		248,246

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M15591	MECH OTHER	0	08/01/2010
B23813	ADDITION	8,096	07/01/2010
M10691	MECH OTHER	0	11/01/2005
E16012	ELEC OTHER	3,500	10/01/2005
C15710	CO ISSUED	139,455	07/01/2005
B15710	NEW CONSTR	139,455	07/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2140/0473	8/10/2017	WD	Q	I	01	235,000
GRANTOR: BARBER VICKI VONIER H						
GRANTEE: RANDOLPH JAMES & TA						
1919/0062	5/20/2014	QC	U	I	11	100
GRANTOR: HYERS VICKI V						
GRANTEE: HYERS CARL EUGENE I						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W21 FOP=[YR=2010] N17 W27 S17 E1 S3 E21 U3 R3 E2 $W2 L3 D3 W21 N3 W9 S36 E14 FOP=[YR=2006] S3 E8 N3 W2 N5 W4 S5 W2$ E2 N5 E4 S5 E13 FGR=[YR=2006] S21 E23 N26 W6 S5 W17$ E17 N5 E6 N31$.

EXTRA FEATURES

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
1	0812	CONCRETE C	0	100	0	0	1,119.00	SF	4.00	4.00	100	2006	2006	3	88	3,939	
2	0600	SUMMER KIT	0	100	0	0	1.00	UT	5,000.00	5,000.00	100	2010	2010	3	50	2,500	
3	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2010	2010	3	94	1,880	

LAND DESCRIPTION

TOTAL OB/XF 8,319

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100		RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

REVIEW DATE 11/15/2019 BY KBA Total Acres: 0.00 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 08/02/2023 BY SYS