

O'STEEN LAMAR E JR
540204 LEM TURNER ROAD
CALLAHAN, FL 32011

37-1N-25-296B-0013-0000

BUILDING CHARACTERISTICS

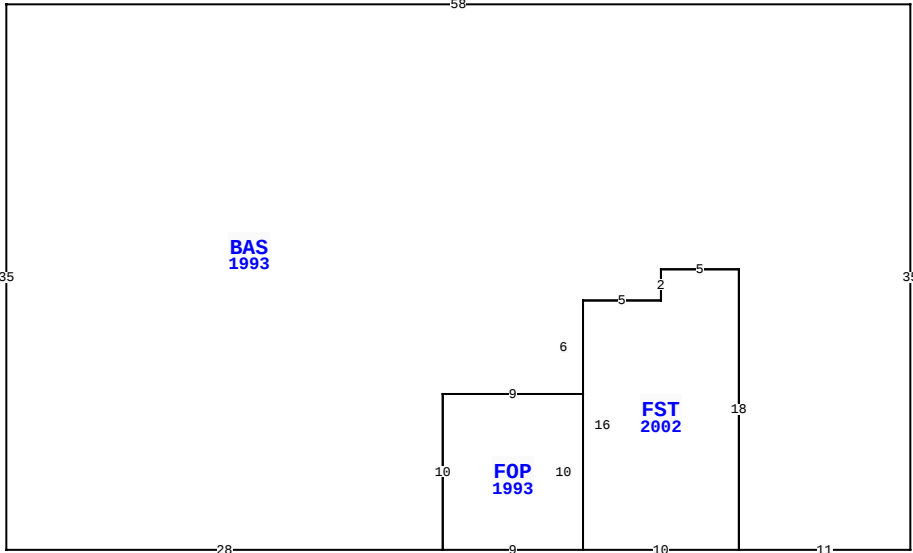
ELEMENTCD
Exterior Wall19COMMON BRK 60
Exterior Wall15CONC BLOCK 40
Roof Structure03GABLE/HIP 100
Roof Cover03COMP SHNGL 100
Interior Wall04PLYWOOD 50
Interior Wall05DRYWALL 50
Interior Floor14CARPET 80
Interior Floor08SHT VINYL 20
Air Condition Heating Type Bedrooms04CENTRAL 100
04AIR DUCTED 100
3100
Bathrooms Frame Stories Units02WOOD FRAME 100
1.1.100
0100
BUD8 Adjustme Occupancy06DIST 1D 100
00NONE 100

Quality03Quality Level 03
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA08
NEIGHBORHOOD/LOC8026.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,770	100	1,770	126,935
FOP	90	30	27	1,936
FST	170	55	94	6,741

TOTALS		2,030	1,891	135,612
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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCT% COND
0100011,891111.1320100.30189,667197719770028.5071.50
1 SINGLE FAM - 100% - 2007Heated Area: 1770HX Base Yr 2007

NASSAU COUNTY PROPERTY

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VALUATION BY STANDARD
Tax Group: 6Tax Dist:
BUILDING MARKET VALUE135,612
TOTAL MARKET OB/XF VALUE1,938
TOTAL LAND VALUE - MARKET63,000
TOTAL MARKET VALUE200,550
SOH/AGL Deduction119,206
ASSESSED VALUE81,344
TOTAL EXEMPTION VALUE HX HB50,000
BASE TAXABLE VALUE31,344
TOTAL JUST VALUE200,550
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE177,490

PERMIT NUMBERDESCRIPTIONAMTISSUED
7750REPAIR/RRF1,60001/06/1992

SALES DATA

OFF RECORD NumberDATETYPEINSTQ / U V / I RSN CD SALE PRICE
1394/05583/08/2006WD Q I110,000
GRANTOR: COOK MARY V & WALTER
GRANTEE: O'STEEN LAMAR E JR
1043/07263/13/2002WD U I0592,500
GRANTOR: AMSOUTH BANK
GRANTEE: COOK MARY V & WALTE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W58 S35 E28 FOP=[YR=1993] E9 FST=[YR=2002] E10 N18 W5 S2 W5 S16\$ N10 W9 S10\$ N10 E9 N6 E5 N2 E5 S18 E11 N35\$.

LAND DESCRIPTIONTOTAL OB/XF1,938

LNUSE CLSLAND USE CAPRDLOCFRONTDEPTHTOT UNITUNITDPH% TOT UNITADJLANDOTHERADJUSTMENTSDENSITYDECLFRZYRCNSRV
CODEDESCRPTIONCAPDDZONEUTYPEFACTCONDADJPRICEPRICEVALUEAND NOTESYEARDECLFRZYRCNSRV
1000100CSFR1000004RM300.00300.002.00LT1.001.000.7045,000.0031,500.0063,000

REVIEW DATE06/26/2017BYKBXTot Acres: 0.00Total Land Value: 63,000Market: 0Agricultural: 0Common: 63,000PRINTED 08/02/2023 BY SYS