



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	10	ABOVE AVG 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 90
Interior Wall	04	PLYWOOD 10
Interior Floor	11	CLAY TILE 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
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DOR CODE	0100	SINGLE FAMILY
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MAP NUM		MKT AREA	08
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NEIGHBORHOOD/LOC	8026.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,473	100	2,473	293,700
BAS	804	100	804	95,486
BAS	264	100	264	31,354
FCP	532	25	133	15,795
FGR	688	55	378	44,892
FOP	238	30	71	8,432
FOP	36	30	11	1,306
FSP	408	40	163	19,358
FST	308	55	169	20,071

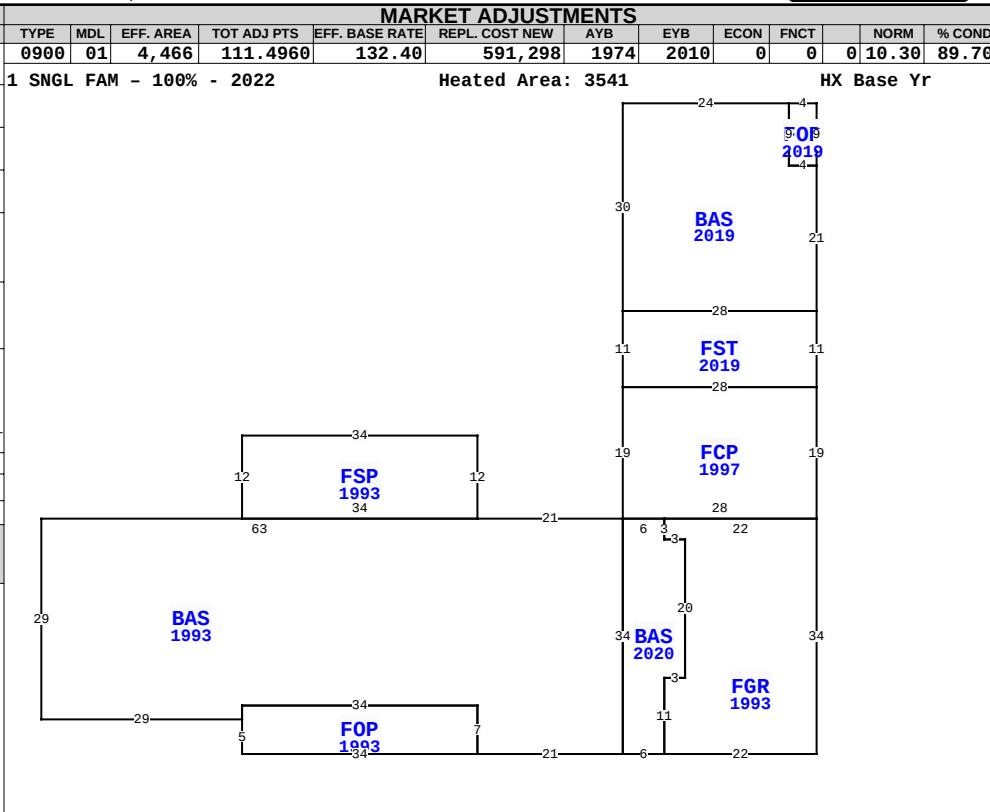
TOTALS	5,751		4,466	530,394
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EXTRA FEATURES

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	0810	CONCRETE A	0	100	0	0	4,271.00	SF	6.50	6.50	100	1980	1980	3	35	9,717	
5	0861	POOL GUNIT	0	100	15	30	450.00	SF	85.00	85.00	100	2010	2010	3	64	24,480	
6	0845	KOOL DECK	0	100	0	0	932.00	SF	7.25	7.25	100	1997	1997	3	75	5,068	
7	0462	ST/AL FNC	0	100	0	0	432.00	SF	10.00	10.00	100	2018	2018	3	90	3,888	
8	0463	FENCE GATE	0	100	0	0	2.00	UT	300.00	300.00	100	2018	2018	3	95	570	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0004	RM	150.00	320.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							
2	000100	C	SFR	100	0004		165.00	350.00	1.00	LT		1.00	1.00	0.50	45,000.00	22,500.00	22,500							



540157 LEM TURNER RD, CALLAHAN

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

TOTAL OB/XF 43,723

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0004	RM	150.00	320.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							
2	000100	C	SFR	100	0004		165.00	350.00	1.00	LT		1.00	1.00	0.50	45,000.00	22,500.00	22,500							

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VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE		530,394
TOTAL MARKET OB/XF VALUE		43,723
TOTAL LAND VALUE - MARKET		67,500
TOTAL MARKET VALUE		641,617
SOH/AGL Deduction		0
ASSESSED VALUE		641,617
TOTAL EXEMPTION VALUE	13	641,617
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		641,617
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		517,574

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18004553	REPAIR/RRF	13,112	06/01/2018
E017890	REMODEL	200	03/01/2001
P014601	REMODEL	0	03/01/2001
B973857	SWIM POOL	15,400	04/01/1997
3196	N/A	9,000	02/19/1986

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2483/1198	7/30/2021	WD	Q	I	01	600,000

GRANTOR: SWARTS NORMAN & HEATH

GRANTEE: BEEBE JOHN L & DAWN

2193/0269 4/25/2018 SW U I 12 222,500

GRANTOR: FEDERAL NATIONAL MORT

GRANTEE: SWARTS NORMAN & HEA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993;ORIG=-28,60] W21 W63 S29 E29 N2 E34 S7 E21 N34 \$
BAS=[YR=2019;ORIG=-4,0] W24 S30 E28 N21 W4 N9 \$
FGR=[YR=1993;ORIG=-22,94] E22 N34 W22 S3 E3 S20 W3 S11 \$
FCP=[YR=1997;ORIG=-28,41] S19 E28 N19 W28 \$
FSP=[YR=1993;ORIG=-49,60] N12 W34 S12 E34 \$
FST=[YR=2019;ORIG=-28,30] S11 E28 N11 W28 \$
BAS=[YR=2020;ORIG=-28,94] E6 N11 E3 N20 W3 N3 W6 S34 \$
FOP=[YR=1993;ORIG=-83,89] S5 E34 N7 W34 S2 \$
FOP=[YR=2019;ORIG=0,0] W4 S9 E4 N9 \$