BLOCK 5 LOT 1 R 106916
IN OR 2182/1921
POINT SOUTH UNIT 1 PB 4/73

ROBINSON JACOB A/HUGHES JASMINE R
54241 ROY BOOTH RD
CALLAHAN, FL 32011

2023

37-1N-25-299L-0005-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD ON PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Quality	01	Quality Level 01

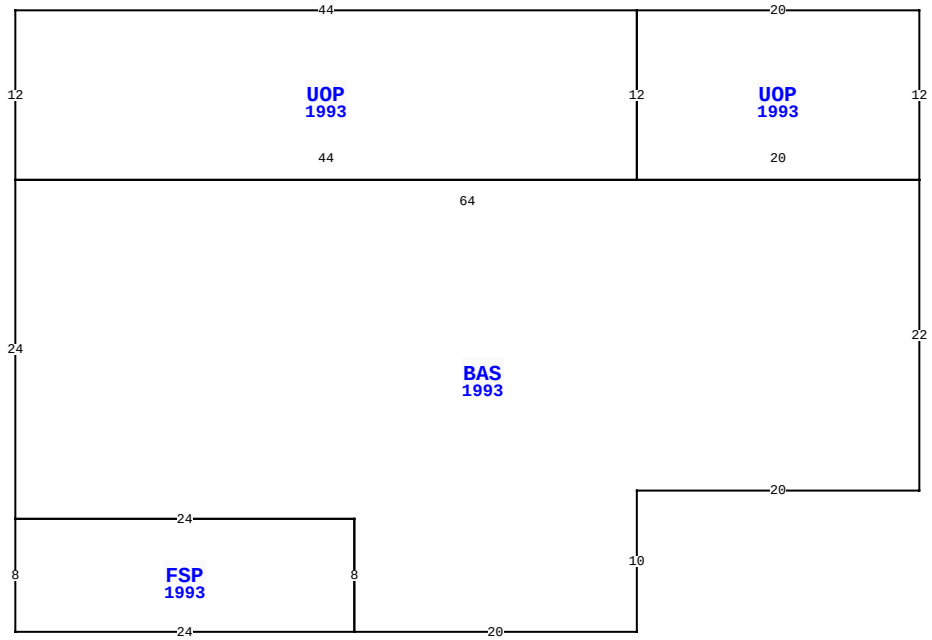
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 08
NEIGHBORHOOD/LOC 8026.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,656	100	1,656	12,433
FSP	192	60	115	863
UOP	240	25	60	450
UOP	528	25	132	991
TOTALS	2,616		1,963	14,738

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0820	02	1,963	57.7500	37.54	73,691	1967	1967	0	0	20	70.00	20.00

1 M/H 93- – 100% - 2022 Heated Area: 1656 HX Base Yr 2022



54241 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		14,738
TOTAL MARKET OB/XF VALUE		2,354
TOTAL LAND VALUE - MARKET		45,000
TOTAL MARKET VALUE		62,092
SOH/AGL Deduction		3,184
ASSESSED VALUE		58,908
TOTAL EXEMPTION VALUE	HX HB	33,908
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		62,092
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		57,192

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000152	DEMOLITION	300	01/01/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2182/1921	3/10/2018	SW	Q	I	01	27,500
GRANTOR: FIRST COAST INC						
GRANTEE: ROBINSON JACOB A &						
2172/0958	1/24/2018	TX	U	I	11	14,500
GRANTOR: TAX COLLECTOR						
GRANTEE: FIRST COAST INC						

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=1993] W20 UOP=[YR=1993] W44 S12 BAS=[YR=1993] S 24 FSP=[YR=1993] S8 E24 N8 W24 $ E24 S8 E20 N10 E20 N22 W64 $ E44 N12$ S12 E20 N12 $.

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
1	0680	POLE SHED	0	100	0	0	360.00	SF	10.00	10.00	100	1980	1980	3	20	720	
2	0680	POLE SHED	0	100	0	0	576.00	SF	10.00	10.00	100	1980	1980	3	20	1,152	
3	0940	SHEDS/PORT	0	100	0	0	120.00	SF	20.10	20.10	100	1980	1980	3	20	482	

LAND DESCRIPTION

TOTAL OB/XF 2,354

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	000102	C	SFR/MH	100	0006	OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							

REVIEW DATE 03/08/2019 BY KB Total Acres: 0.00 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 08/02/2023 BY SYS