



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 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08

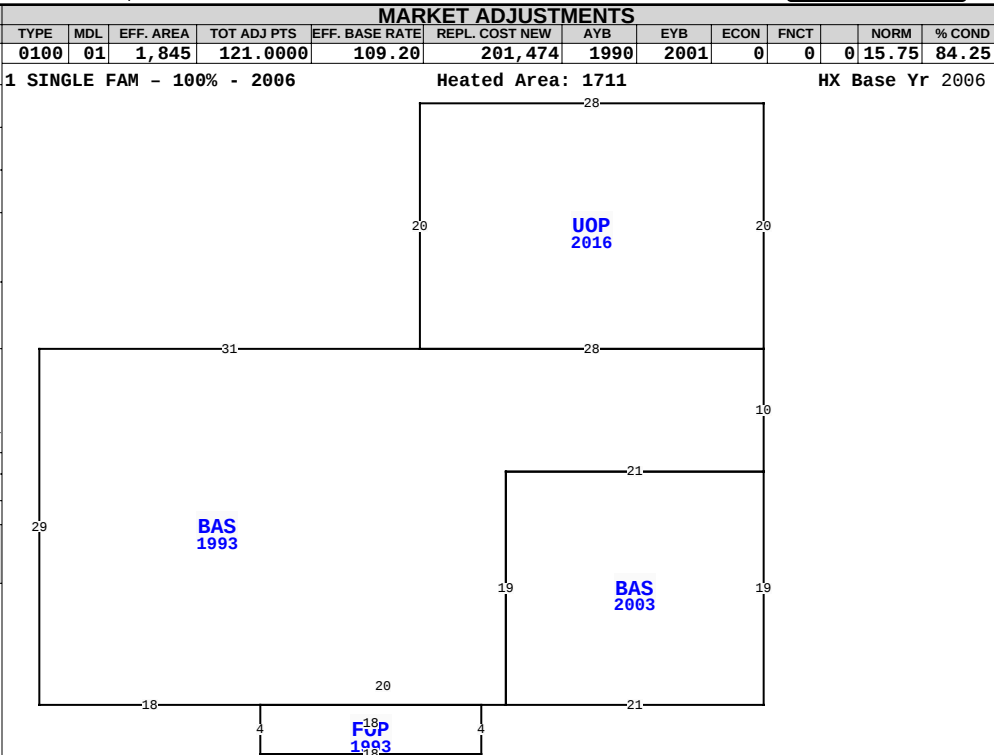
NEIGHBORHOOD/LOC	8026.00
------------------	---------

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,312	100	1,312	120,705
BAS	399	100	399	36,709
FOP	72	30	22	2,024
UOP	560	20	112	10,304

TOTALS	2,343	1,845	169,742
--------	-------	-------	---------

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	
2	0812	CONCRETE C	0	100	0	0	1,891.00	SF	4.00	4.00	
3	0940	SHEDS/PORT	0	100	20	10	200.00	SF	19.50	19.50	
4	1242	WD DECK A	0	100	0	0	348.00	SF	10.00	10.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000140	C	SFR GOLF A	100		OR	0.00	0.00	1.00	LT	



54003 HAZEL JONES RD, CALLAHAN

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

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE	169,742		
TOTAL MARKET OB/XF VALUE	8,616		
TOTAL LAND VALUE - MARKET	45,000		
TOTAL MARKET VALUE	223,358		
SOH/AGL Deduction	108,513		
ASSESSED VALUE	114,845		
TOTAL EXEMPTION VALUE	105,000		
BASE TAXABLE VALUE	9,845		
TOTAL JUST VALUE	223,358		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	182,301		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1012422	REPAIR/RRF	2,000	08/23/2010
6531	NEW CONSTR	47,652	06/14/1990

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2454/1644	4/21/2021	LE	U	I	11
GRANTOR: TOMLIN MARTHA V					
GRANTEE: JONES DONNA S					
1481/0777	2/27/2007	WD	U	I	07
GRANTOR: HENDERSON JOSEPH S &					
GRANTEE: TOMLIN JAMES C & MA					

BUILDING NOTES											
----------------	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS											
UOP=[YR=2016] W28 S20 BAS=[YR=1993] W31 S29 E18 FOP=[YR=1993] S4 E18 N4 W18\$ E20 BAS=[YR=2003] E21N19 W21 S19\$ N19 E21 N10 W28\$ E28 N20\$.											