

ROBERTS OLIVER LIVING TRUST/ROBERTS OLIVER JAMES T  
55060 DEER RUN DRIVE  
CALLAHAN, FL 32011

**46-2N-25-197A-0003-0140**

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

090001

Exterior Wall

2003

FACE BRICK 100  
GABLE/HIP 100

1 SNGL FAM - 100% - 2004

Roof Cover

0305

COMP SHNGL 100  
DRYWALL 100

Heated Area: 2049

Interior Wall

0514

CARPET 80

HX Base Yr 2004

Interior Floor

1103

CLAY TILE 20  
CENTRAL 100

Air Condition

0404

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

03

Quality Level 03

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

08

NEIGHBORHOOD/LOC

8010.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

2,049

100

2,049

214,307

FGR

676

55

372

38,908

FOP

64

30

19

1,987

TOTALS

2,789

2,440

255,202

EXTRA FEATURES

55060 DEER RUN RD, CALLAHAN

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

2,490.00

SF

4.00

4.00

100

1989

1989

3

59.5

5,926

2

0500

FP-PRE FAB

0 100

0 0

1.00

UT

3,500.00

3,500.00

100

1989

1989

3

68

2,380

LAND DESCRIPTION

TOTAL OB/XF

8,306

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT 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

0006

RS-1

0.00

0.00

1.00

LT

1.00

1.00

1.00

50,000.00

50,000.00

50,000

REVIEW DATE

06/28/2017

BY

KBX

Total Acres: 0.00

Total Land Value: 50,000

Market: 0

Agricultural: 0

Common: 50,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYB

090001

2,440

107.4080

127.55

311,222

1989

1998

ECONFNCT%

0

0

18.00

82.00

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUE

SOH/AGL DeductionASSESSSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUE

NCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

255,2028,30650,000313,508171,410142,09850,00092,098313,5080242,101

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE

2189/18363/09/2018QC U I I 11100

GRANTOR: ROBERTS OLIVER J & JO

GRANTEE: ROBERTS OLIVER & JO

1114/00962/19/2003WD Q Q I I 168,000

GRANTOR: ARCHER SUSAN K & FRAN

GRANTEE: ROBERTS OLIVER J &

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W6 FGR=[YR=1993] N26 W26 S26 E26\$ W59 S37 E14 N4 E3 FOP=[YR=1993] E16 N4 W16 S4\$ N4 E16 S8 E14 N12 E18 N25\$.