

PURVIS BETSEY D/PURVIS WILLIAM B
45349 INGLEHAM CIR
CALLAHAN, FL 32011

51-2N-25-015A-0129-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION		
Exterior Wall	10	ABOVE AVG 80		
Exterior Wall	16	WD FR STUC 20		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floo	14	CARPET 80		
Interior Floor	11	CLAY TILE 20		
Air Condition	03	CENTRAL 100		
Heating Type	04	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	05	Quality Level 05		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 07		
NEIGHBORHOOD/LOC	7003.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,295	100	1,295	139,603
FGR	417	55	229	24,686
FOP	16	30	5	539
PTO	143	5	7	754
TOTALS	1,871		1,536	165,582

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,536	128.5812	116.04	178,237	2007	2007		0	0	7.10	92.90

1 SINGLE FAM - 50% - 2008
Heated Area: 1295
HX Base Yr 2008

The diagram shows a rectangular lot with the following dimensions and labels:

- Overall width: 27
- Overall depth: 36
- Top boundary segments: 13, 21, 17
- Right boundary segment: 19
- Bottom boundary segments: 12, 13, 19
- Left boundary segment: 36
- Internal vertical line: 11
- Internal horizontal line: 13
- Internal vertical line: 11
- Internal horizontal line: 16
- Internal vertical line: 6
- Internal horizontal line: 2
- Internal vertical line: 14
- Internal horizontal line: 4
- Internal vertical line: 4
- Labels: BAS 2007, FGR 2007, PTO 2007, FOP 2007

MARKET ADJUSTMENTS

BLD DATE	08/23/2007	DJ		LGL DATE	
XF DATE				LAND DATE	
INC DATE				AG DATE	

NASSAU COUNTY PROPERTY

VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 1						Tax Dist:					
BUILDING MARKET VALUE						165,582					
TOTAL MARKET OB/XF VALUE						3,651					
TOTAL LAND VALUE - MARKET						40,000					
TOTAL MARKET VALUE						209,233					
SOH/AGL Deduction						67,773					
ASSESSED VALUE						141,460					
TOTAL EXEMPTION VALUE						HA HAB 29,115					
BASE TAXABLE VALUE						112,345					
TOTAL JUST VALUE						209,233					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						180,125					

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1521/1409	8/27/2007	WD Q	I			142,500

GRANTOR: TOUSA HOMES INC
GRANTEE: PURVIS BETSEY D & W
1438/1860 8/23/2006 WD U V 19 4,230,000
GRANTOR: AMHURST OAKS LLC
GRANTEE: TOUSA HOMES INC

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2007] W21 PTO=[YR=2007] N11 W13 S11 E13\$ W27 S36 E12 FOP=[YR=2007] E4 N4 W4 S4\$ N4 E4 S4 E13 FGR=[YR=2007] E19 N19 W5 N3 W16 S6 D2 R2 S14\$ N14 U2 L2 N6 E16 S3 E5 N17\$.

LAND DESCRIPTION

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	50	0006	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

TOTAL OB/XF

3,651

REVIEW DATE

01/14/2021

BY

KBA

Total Acres:

0.00

Total Land Value:

40,000

Market:

0

Agricultural:

0

Common:

40,000

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08/02/2023 BY SYS