PT OF LOT 1368 (S-3)
IN OR 2266/998
2010 MERRIT DW/MH

PICKETT JOSEPH A & KERRI
34202 HONEY BEE LANE
CALLAHAN, FL 32011

2024

02-1N-24-2180-1368-0030

BUILDING CHARACTERISTICS

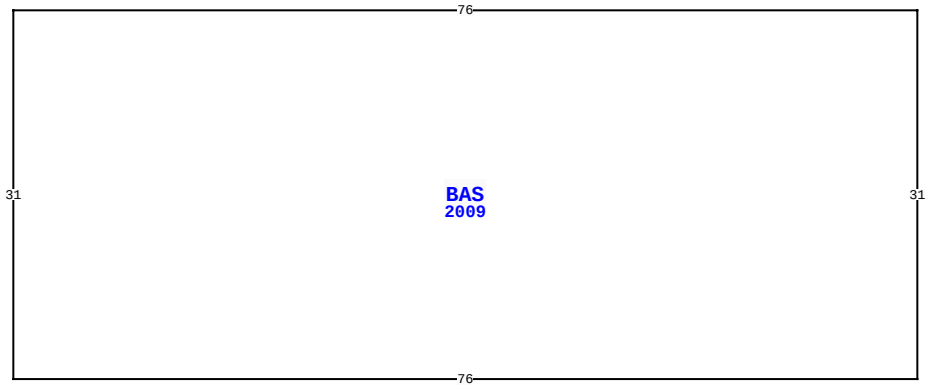
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100	2,356	132,539
TOTALS	2,356		2,356	132,539

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,356	117.2000	87.90	207,092	2009	2009	0	0	0	36.00	64.00

2 M/H 94+ – 100% - 2010 Heated Area: 2356 HX Base Yr 2010



BLD DATE	06/02/2009 JH	LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

34202 HONEY BEE LN, CALLAHAN

NASSAU COUNTY PROPERTY

PAGE 1 of 1 6

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		132,539
TOTAL MARKET OB/XF VALUE		13,934
TOTAL LAND VALUE - MARKET		64,200
TOTAL MARKET VALUE		210,673
SOH/AGL Deduction		88,500
ASSESSED VALUE		122,173
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		72,173
TOTAL JUST VALUE		210,673
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		206,554

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C5213	CO ISSUED	0	09/14/2009
P13918	OTHER	0	09/01/2009
E22025	ELEC OTHER	0	08/01/2009
MH5213	MH MOVE-ON	0	08/01/2009
M14773	MECH OTHER	0	08/01/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2266/0098	3/25/2019	QC	U	I	11	100
GRANTOR: PICKETT JOSEPH A						
GRANTEE: PICKETT JOSEPH A &						
1584/0068	9/05/2008	QC	U	I	01	100
GRANTOR: HIGGINBOTHAM PATRICIA						
GRANTEE: PICKETT JOSEPH A						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2009] W76 S31 E76 N31$.

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	0681	POLE SHED	0	100	40	34	1,360.00	SF	15.00	15.00	100	2005	2005	3	40	8,160	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2009	2009	3	93	3,255	
3	0810	CONCRETE A	0	100	34	12	408.00	SF	6.50	6.50	100	2014	2014	3	95	2,519	

LAND DESCRIPTION

TOTAL OB/XF 13,934

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	000115	C	SFR ACRES	100	0005	OR	0.00	0.00	2.14	AC		1.00	1.00	1.00	30,000.00	30,000.00	64,200							

REVIEW DATE 01/29/2019 BY TWA Total Acres: 2.14 Total Land Value: 64,200 Market: 0 Agricultural: 0 Common: 64,200 PRINTED 08/06/2024 BY SYS