

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior WallRoof StructurRoof CoverInterior WallInterior WallInterior FloopAir ConditionHeating TypeBedroomsBathroomsFrameStories UnitsBUD8 AdjustmeOccupancyQualityDOR CODEMAP NUMNEIGHBORHOOD/LOCAREATYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREA SUBAREA MARKET VALUEBAS1,4001001,400131,408FOP144304,036STP81094UGR4004518016,895UOP20020403,754TOTALS2,1521,664156,187EXTRA FEATURES54624 CRAVEY RD, CALLAHANL NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSSUTAdj RADJ UNIT PRICEORIG CONDDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES10812CONCRETE C0100004,063.00SF4.004.0010019801980332.55,28220801ASPHALT A010000392.00SF3.003.001001980198035058830810CONCRETE A010010440.00SF6.506.5010019801980332.58540812CONCRETE C010078201,560.00SF4.004.0010019801980332.52,028LAND DESCRIPTIONTOTAL OB/XF7,983LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% CONDDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV1000100CSFR1000006OR0.000.002.00AC1.001.001.0035,000.0035,000.0070,000REVIEW DATE06/17/2021BYKBA

MARKET ADJUSTMENTS

TYPEDMLEFF. AREATOT ADJPTS EFF. BASE RATE REPL. COST NEWAYBEYECONFNCTNORM% CONDD0900011,66492.7000115.88192,8241979198500019.0081.00

1 SNGL FAM - 100% - 0 Heated Area: 1400 HX Base Yr

SIP 1993 UOP 1993 BAS 1993 FOP 1993 UGR 1993

BUILDING DIMENSIONS

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 6Tax Dist:BUILDING MARKET VALUE183,826TOTAL MARKET OB/XF VALUE7,983TOTAL LAND VALUE - MARKET70,000TOTAL MARKET VALUE261,809SOH/AGL Deduction132,331ASSESSED VALUE129,478TOTAL EXEMPTION VALUEHX HB WX55,000BASE TAXABLE VALUE74,478TOTAL JUST VALUE261,809NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE257,560PERMIT NUMDESCRIPTIONAMTISSUEDR1213169REPAIR/RRF5,00010/01/2012SALES DATAOFF RECORD NumberDATETYPEINSTQUVIIRSN CD SALE PRICE2609/059511/21/2022QCUII11100GRANTOR : BEAUMONT MARIAGRANTEE : BEAUMONT RAYMOND II0215/05111/01/1976WDQV6,000GRANTOR :GRANTEE :BUILDING NOTESBUILDING DIMENSIONSBAS=[YR=1993] W38 UOP=[YR=1993] N10 W11 STP=[YR=1993] N2W4S2E4\$ W9 S10 UGR=[YR=1993] W14 S25 E16 N25 W2\$ E20\$ W18 S25 E20 FOP=[YR=1993] S9 E16 N9 W16\$ E36 N25\$ .

REVIEW DATE06/17/2021BYKBATotal Acres: 2.00Total Land Value: 70,000Market: 0Agricultural: 0Common: 70,000PRINTED 08/06/2024 BY SYS

[illegible]