

LATHROP ENTERPRISES LLC
451688 SR 200
CALLAHAN, FL 32011

05-2N-26-0000-0003-0020

[illegible]



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	15	CONC BLOCK 100		
Roof Structur	04	WOOD TRUSS 100		
Roof Cover	12	MODULAR MT 100		
Interior Wall	01	MINIMUM 100		
Interior Floo	03	CONC FINSH 100		
Air Condition	01	NONE 100		
Heating Type	01	NONE 100		
Fixtures		0 100		
Frame	03	MASONRY 100		
Story Height		8 100		
RMS		1 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	03	Quality Level 03		
DOR CODE	2500	REPAIR SERVICE		
MAP NUM		MKT AREA	05	
NEIGHBORHOOD/LOC	5001	00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100	960	13,075
TOTALS	960		960	13,075

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
2703	04	960	57.6450	27.24	26,150	1965	1965	0	0	0	50.00	50.00
2 GARAGE - 0% - 0				Heated Area: 960				HX Base Yr				
24 40 40 24 BAS 1993												

BLD DATE	12/30/2021	KK	LGL DATE	
XF DATE	12/30/2021	KK	LAND DATE	04/24/2024
INC DATE			AG DATE	
DC				

NASSAU COUNTY PROPERTY										PAGE 2 of 3		4
VALUATION SUMMARY												
VALUATION BY										DIRECT_CAP		
Tax Group: 4					Tax Dist:							
BUILDING MARKET VALUE										356,714		
TOTAL MARKET OB/XF VALUE										0		
TOTAL LAND VALUE - MARKET										0		
TOTAL MARKET VALUE										356,714		
SOH/AGL Deduction										0		
ASSESSED VALUE										356,714		
TOTAL EXEMPTION VALUE										0		
BASE TAXABLE VALUE										356,714		
TOTAL JUST VALUE										356,714		
NCON VALUE										0		
INCOME VALUE										356,714		
PREVIOUS YEAR MKT VALUE										356,714		

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