

LOTS 119 & 120
IN OR 2194/1615
2004 SKY0 DWMH

SWEAT WILLIAM J & CLARA J
44115 MAYHAW LN
CALLAHAN, FL 32011

2024

06-1N-25-199S-0119-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100

Quality	06	Quality Level 06
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8007.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2,280	160,981
DCK	80	15	12	848
DCK	150	15	22	1,553
DCK	80	15	12	848
TOTALS	2,590		2,326	164,229

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION
1	0500	FP-PRE FAB
2	0940	SHEDS/PORT

LAND DESCRIPTION		
L N	USE CODE	CLS
1	000100	C

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	2,326	151.8400	113.88	264,885	2003	2008	0	0	0	38.00
1 M/H 94+ - 100% - 2023											
Heated Area: 2280											
HX Base Yr 2023											
Diagram showing building footprint with dimensions and area labels: BAS 2003, DCK 2010, DCK 2012.											
44115 MAYHAW LN, CALLAHAN											

BLD DATE			LGL DATE		
XF DATE			LAND DATE		
INC DATE			AG DATE		
03/13/2024			MLU		

TOTAL OB/XF											
3,869											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		164,229	
TOTAL MARKET OB/XF VALUE		3,869	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		228,098	
SOH/AGL Deduction		0	
ASSESSED VALUE		228,098	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		178,098	
TOTAL JUST VALUE		228,098	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		242,207	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25622	ADDITION	1,546	02/01/2012
E12036	NEW CONSTR	0	11/01/2003
MH4265	MH MOVE-ON	0	11/01/2003

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2194/1615	4/25/2018	WD	Q	I	01
GRANTOR: HAMMAR DAVID A					
GRANTEE: SWEAT WILLIAM J & C					
2143/0250	8/28/2017	WD	Q	I	01
GRANTOR: CUSSONS JOHANNES CHRI					
GRANTEE: HAMMAR DAVID A					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2003] W16 DCK=[YR=2010] N10 W15 DCK=[YR=2012] W8 S10 E8 N10\$ S10 E15 \$ W60 S30 E30 DCK=[YR=2010] S8 E10 N8 W10\$ E46 N30\$.											