

TRACT A & PT OF TRACT C IN  
OR 746/1940  
NASSAU PLANTATIONS S/D UNR

CREWS JERRY M JR & MARTHA JO  
54156 CHURCH ROAD  
CALLAHAN, FL 32011

2024

10-1N-25-2880-000C-0011



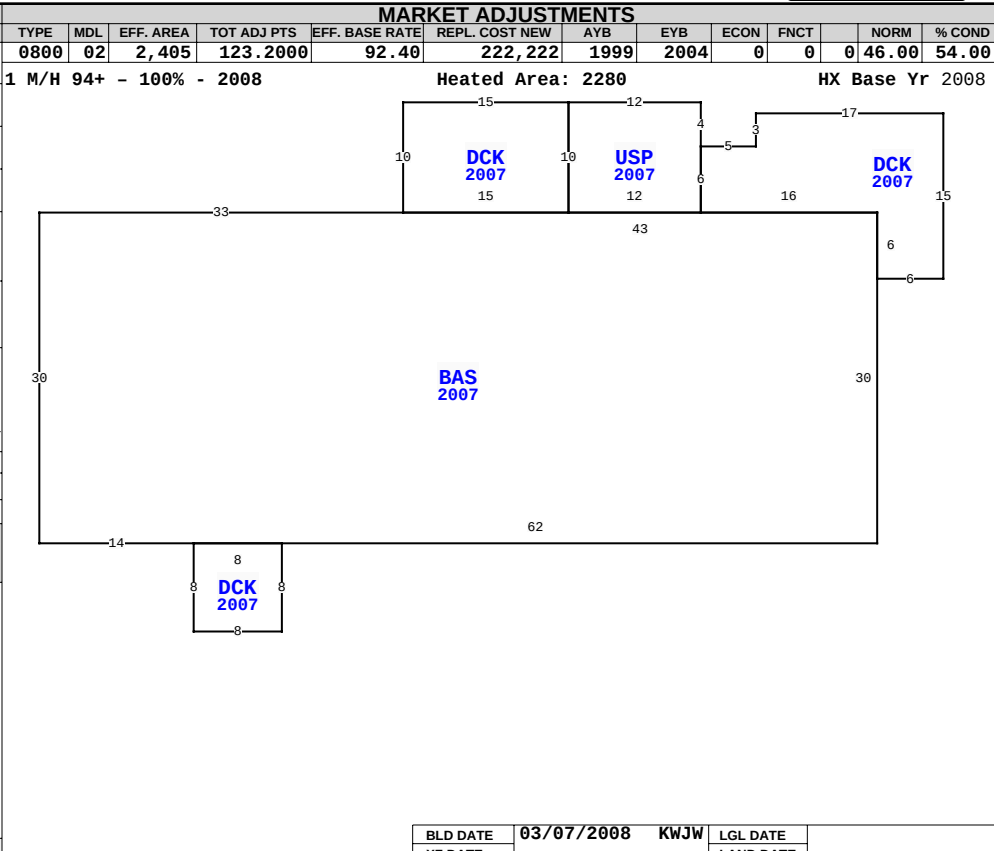
| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 05 | AVERAGE 100    |
| Roof Structur            | 03 | GABLE/HIP 100  |
| Roof Cover               | 12 | MODULAR MT 100 |
| 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                |    | 2 100          |
| Frame                    | 02 | WOOD FRAME 100 |
| Stories                  | 1. | 1. 100         |
| Units                    |    | 0 100          |

|                  |         |                  |
|------------------|---------|------------------|
| Quality          | 03      | Quality Level 03 |
| DOR CODE         | 0200    | MOBILE HOME      |
| MAP NUM          |         | MKT AREA 08      |
| NEIGHBORHOOD/LOC | 8024.00 |                  |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 2,280            | 100         | 2,280        | 113,763              |
| DCK       | 64               | 15          | 10           | 499                  |
| DCK       | 150              | 15          | 22           | 1,098                |
| DCK       | 219              | 15          | 33           | 1,646                |
| USP       | 120              | 50          | 60           | 2,994                |
| TOTALS    | 2,833            |             | 2,405        | 120,000              |

| EXTRA FEATURES |            |             |         |    |    |        |    |          |                |           |         |
|----------------|------------|-------------|---------|----|----|--------|----|----------|----------------|-----------|---------|
| L N            | OB/XF CODE | DESCRIPTION | BLD CAP | L  | W  | UNITS  | UT | Adj R    | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1              | 0681       | POLE SHED   | 0 100   | 10 | 12 | 120.00 | SF | 15.00    | 15.00          | 100       | 1975    |
| 2              | 0820       | WOOD WALK   | 0 100   | 26 | 4  | 104.00 | SF | 11.75    | 11.75          | 100       | 1999    |
| 3              | 0810       | CONCRETE A  | 0 100   | 30 | 20 | 600.00 | SF | 6.50     | 6.50           | 100       | 2004    |
| 4              | 0500       | FP-PRE FAB  | 0 100   | 0  | 0  | 1.00   | UT | 3,500.00 | 3,500.00       | 100       | 1999    |

| LAND DESCRIPTION |          |     |                      |     |      |          |       |       |             |           |      |
|------------------|----------|-----|----------------------|-----|------|----------|-------|-------|-------------|-----------|------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D  | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T  |
| 1                | 000115   | C   | SFR ACRES            | 100 | 0006 | OR       | 0.00  | 0.00  | 2.00        | AC        | 1.00 |



| TOTAL OB/XF |            |             |         |    |    |        |    |          |                |           |         |
|-------------|------------|-------------|---------|----|----|--------|----|----------|----------------|-----------|---------|
| L N         | OB/XF CODE | DESCRIPTION | BLD CAP | L  | W  | UNITS  | UT | Adj R    | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1           | 0681       | POLE SHED   | 0 100   | 10 | 12 | 120.00 | SF | 15.00    | 15.00          | 100       | 1975    |
| 2           | 0820       | WOOD WALK   | 0 100   | 26 | 4  | 104.00 | SF | 11.75    | 11.75          | 100       | 1999    |
| 3           | 0810       | CONCRETE A  | 0 100   | 30 | 20 | 600.00 | SF | 6.50     | 6.50           | 100       | 2004    |
| 4           | 0500       | FP-PRE FAB  | 0 100   | 0  | 0  | 1.00   | UT | 3,500.00 | 3,500.00       | 100       | 1999    |

| TOTAL OB/XF |          |     |                      |     |      |          |       |       |             |           |      |
|-------------|----------|-----|----------------------|-----|------|----------|-------|-------|-------------|-----------|------|
| L N         | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D  | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T  |
| 1           | 000115   | C   | SFR ACRES            | 100 | 0006 | OR       | 0.00  | 0.00  | 2.00        | AC        | 1.00 |

| NASSAU COUNTY PROPERTY    |  | PAGE 1 of 1 | 6      |
|---------------------------|--|-------------|--------|
| VALUATION SUMMARY         |  |             |        |
| VALUATION BY              |  | STANDARD    |        |
| Tax Group: 6              |  | Tax Dist:   |        |
| BUILDING MARKET VALUE     |  | 120,000     |        |
| TOTAL MARKET OB/XF VALUE  |  | 7,030       |        |
| TOTAL LAND VALUE - MARKET |  | 70,000      |        |
| TOTAL MARKET VALUE        |  | 197,030     |        |
| SOH/AGL Deduction         |  | 105,831     |        |
| ASSESSED VALUE            |  | 91,199      |        |
| TOTAL EXEMPTION VALUE     |  | HX HB       | 50,000 |
| BASE TAXABLE VALUE        |  | 41,199      |        |
| TOTAL JUST VALUE          |  | 197,030     |        |
| NCON VALUE                |  | 0           |        |
| INCOME VALUE              |  |             |        |
| PREVIOUS YEAR MKT VALUE   |  | 193,291     |        |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED     |
|------------|-------------|-----|------------|
| MH992575   | MH MOVE-ON  | 0   | 01/03/1999 |

| SALES DATA                     |            |           |     |     |        |            |  |
|--------------------------------|------------|-----------|-----|-----|--------|------------|--|
| OFF RECORD Number              | DATE       | TYPE INST | Q U | V I | RSN CD | SALE PRICE |  |
| 0746/1940                      | 12/21/1995 | QC        | U   | I   | 07     | 100        |  |
| GRANTOR: WHITLEY CARLOS & BETT |            |           |     |     |        |            |  |
| GRANTEE: CREWS JERRY M JR &    |            |           |     |     |        |            |  |
| 0501/0692                      | 10/01/1986 | QC        | U   | V   |        | 100        |  |
| GRANTOR:                       |            |           |     |     |        |            |  |
| GRANTEE:                       |            |           |     |     |        |            |  |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS                                                          |  |  |  |  |  |  |  |  |  |  |  |
|------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|
| DCK=[YR=2007] E6 N15 W17 S3 W5 USP=[YR=2007] N4 W12                          |  |  |  |  |  |  |  |  |  |  |  |
| DCK=[YR=2007] W15 S10 BAS=[YR=2007] W33 S30 E14                              |  |  |  |  |  |  |  |  |  |  |  |
| DCK=[YR=2007] S8 E8 N8 W8\$ E62 N30 W43\$ E15 N10\$ S10 E12 N6\$ S6 E16S6\$. |  |  |  |  |  |  |  |  |  |  |  |