

LOT 14
IN OR 2159/1559
R497885 & R497886

BATTLES DONALD T & LYNDIA R L/E/
45004 GAIL DRIVE
CALLAHAN, FL 32011

2024

13-2N-24-0212-0014-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	05	AVERAGE 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	12	MODULAR MT 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 100		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
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	8001.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,552	100	1,552	52,538
FOP	68	30	20	677
TOTALS	1,620		1,572	53,215

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,572	161.2000	112.84	177,384	1992	1992	0	0	0	70.00 30.00

1 M/H 93- - 100% - 0

Heated Area: 1552

HX Base Yr

27

BAS
1993

60

27

28

4

FOP
1993

4

17

17

15

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/18/2023

MLU