

PT LOTS 1247, 1260
IN OR 2670/193
(EX PT IN OR 1598/1502)

HASKETT LINDA HUGHES & DAVID S
33283 WOODS LN
CALLAHAN, FL 32011

2024

15-1N-24-2180-1247-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	0	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	0	100
Units	0	100
BUD8 Adjustme	06	DIST 1D 100

Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100	1,560	37,281
FEP	144	85	122	2,916
FOP	168	30	50	1,195

TOTALS	1,872		1,732	41,391
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0810	CONCRETE A	0	100	0	0	106.00	SF	6.50	6.50	
2	0680	POLE SHED	0	100	50	24	1,200.00	SF	10.00	10.00	
3	0680	POLE SHED	0	100	50	24	1,200.00	SF	7.50	7.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000115	C	SFR ACRES	100		OR	0.00	0.00	5.99	AC	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,732	113.8000	79.66	137,971	1973	1980	0	0	70.00	30.00
1 M/H 93- - 100% - 2018 Heated Area: 1682 HX Base Yr 2018											
33283 WOODS LN, CALLAHAN											

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023
INC DATE		AG DATE	MLU

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		41,391	
TOTAL MARKET OB/XF VALUE		4,784	
TOTAL LAND VALUE - MARKET		113,810	
TOTAL MARKET VALUE		159,985	
SOH/AGL Deduction		89,725	
ASSESSED VALUE		70,260	
TOTAL EXEMPTION VALUE		45,260	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		159,985	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		311,356	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E20877	ELEC OTHER	0	06/01/2008
M13877	MECH OTHER	0	06/01/2008
P13247	OTHER	0	06/01/2008

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2670/193	9/27/2023	QC	U	I	11	100	
GRANTOR: FIFE MAXINE HUGHES							
GRANTEE: HASKETT LINDA HUGHE							
1953/0680	12/12/2014	FJ	U	I	11	0	
GRANTOR: HUGHES HENRY E EST							
GRANTEE: HASKETT LINDA HUGHE							

BUILDING NOTES											
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BUILDING DIMENSIONS											
FEP=[YR=2007] W18 S8 BAS=[YR=1993] W47 S24 E30 FOP=[YR=2007] S8 E21 N8 W21\$ E35 N24 W18\$ E18 N8\$.											