

LINDSEY CHARLES R JR & DIANDRA LYNN
55017 WHITE DOVE TRL
CALLAHAN, FL 32011

15-1N-24-2180-1257-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall

25MOD METAL 100

Roof Structur

03GABLE/HIP 100

Roof Cover

12MODULAR MT 100

Interior Wall

07NONE 100

Interior Floo

03CONC FINSH 100

Air Condition

01NONE 100

Heating Type

01NONE 100

Bedrooms

010 100

Bathrooms

010 100

Frame Stories

05STEEL 100
1.1. 100

Units Occupancy

010 100
00NONE 100

Quality

06Quality Level 06

DOR CODE

0700MISC RESIDENTIAL

MAP NUM

MKT AREA08

NEIGHBORHOOD/LOC

8005.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAS2,1421002,14238,467

TOTALS2,1422,14238,467

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPL WUNITSCAPR DLOC ZONEFRONTDEPTHTOT LND UTSD TDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHAT OTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCNSRV

LAND DESCRIPTION

1000115CSFR ACRES0OR0.000.003.54AC1.001.000.8025,000.0020,000.0070,800

REVIEW DATE

01/06/2023BYWWA

Total Acres: 3.54Total Land Value: 70,800Market: 0Agricultural: 0Common: 70,800PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYBECON FNCTNORM % COND

6500012,14251.842018.1438,85620222022001.0099.00

GARAGE RES - 0% - 2023Heated Area: 2142HX Base YrBAS 2022

US HWY 301, CALLAHAN

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

06/13/2023MLU

NASSAU COUNTY PROPERTY PAGE 1 of 16VALUATION SUMMARYSTANDARDTax Group: 6Tax Dist:BUILT BUILDING MARKET VALUE38,467TOTAL MARKET OB/XF VALUE0TOTAL LAND VALUE - MARKET70,800TOTAL MARKET VALUE109,267SOH/AGL Deduction2,009ASSESSED VALUE107,258TOTAL EXEMPTION VALUE0BASE TAXABLE VALUE107,258TOTAL JUST VALUE109,267NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE97,507NEW SFR T=3892 H=2382 G=635 P=875PERMIT NUMBERDESCRIPTIONAMTISSUEDB230014531463,47211/09/202322008510GARAGE64,73106/02/2022SALES DATAOFF RECORD NumberDATEINSTQ U V I RSN CD SALE PRICE2552/01964/01/2022SWU V 11100GRANTOR:LINDSEY JAMES & CHARLGRANTEE:LINDSEY CHARLES RIC2407/004810/05/2020SW Q Q V 0546,200GRANTOR:RAYONIER FOREST RESOUGRANTEE:LINDSEY JAMES & CHABUILDING NOTESBUILDING DIMENSIONSBAS=[YR=2022]W42S51E42N51\$.