

LUTINS MICHAEL E & TERRI P
44353 MAPLEWOOD COURT
CALLAHAN, FL 32011

16-1N-25-2912-0002-0130

BUILDING CHARACTERISTICS

ELEMENTCD05 AVERAGE 100
Roof Structur03 GABLE/HIP 100
Roof Cover03 COMP SHNGL 100
Interior Wall05 DRYWALL 100
Interior Floo14 CARPET 80
Interior Floo08 SHT VINYL 20
Air Condition03 CENTRAL 100
Heating Type04 AIR DUCTED 100

Bedrooms2 100
Bathrooms1 100
Frame02 WOOD FRAME 100

Stories Units1. 1. 100
0 100

Quality03 Quality Level 03
DOR CODE0200 MOBILE HOME
MAP NUMMKT AREA08
NEIGHBORHOOD/LOC8005.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100	924	22,160
UOP	128	25	32	767

TOTALS	1,052	956	22,927
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CONSTRUCTION

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND082002956114.200079.9476,423199219920070.0030.00

M/H 93- - 0% - 0Heated Area: 924HX Base Yr

The diagram illustrates the building's footprint. The main rectangular area measures 66 feet by 14 feet and is labeled "BAS 2007". Attached to one side is a smaller section measuring 16 feet by 8 feet, labeled "UOP 2007". Other dimensioned segments include 42, 24, 8, and 16.

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 6Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE22,92714,45850,00087,38514,94972,436072,43687,385086,130

PERMIT NUMDESCRIPTIONAMTISSUED5791SWIM POOL12,90006/06/1989

SALES DATAOFF RECORD NumberDATETYPE INSTQ / URSN CDV / I SALE PRICE0318/04487/01/1980WD Q V7,300GRANTOR:GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2007] W66 S14 E42 UOP=[YR=2007] S8 E16 N8 W16\$ E24 N14\$.

LAND DESCRIPTIONTOTAL OB/XF14,458

LUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPCT OF BASEADJ UNIT PRICED TDPHT FACT% CONDTOT ADJUNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCNSRV1000110CSFR RURAL00006OR0.000.001.00LT1.001.001.0050,000.0050,000.0050,000

REVIEW DATE05/20/2024BY TWATotal Acres: 0.00Total Land Value: 50,000Market: 0Agricultural: 0Common: 50,000PRINTED 08/06/2024 BY SYS