

IN OR 710/240
R621794 & R621795
ESMT OR 593/63

ROBERTS RAYMOND & GENNETTE
PO BOX 973
CALLAHAN, FL 32011-0973

2024

19-2N-25-0000-0048-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
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

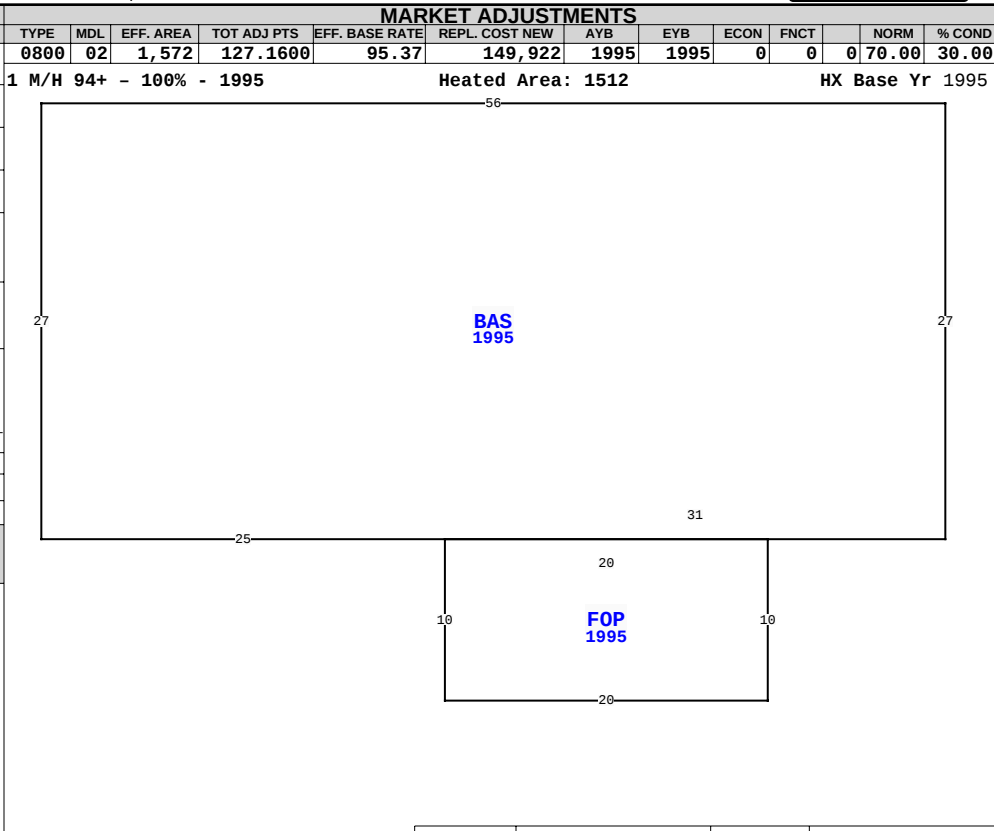
Quality	04	Quality Level 04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100	1,512	43,260
FOP	200	30	60	1,717

TOTALS	1,712	1,572	44,977
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0510	GARAGE WD-	0 100	21	22	462.00	SF	35.00	35.00	100	1998
2	0810	CONCRETE A	0 100	24	25	600.00	SF	6.50	6.50	100	1998

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	000102	C	SFR/MH	100		OR	0.00	0.00	0.70	AC	



45109 MORGAN CIR, CALLAHAN	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY										STANDARD	
Tax Group: 6										Tax Dist:	
BUILDING MARKET VALUE										44,977	
TOTAL MARKET OB/XF VALUE										7,129	
TOTAL LAND VALUE - MARKET										20,825	
TOTAL MARKET VALUE										72,931	
SOH/AGL Deduction										21,490	
ASSESSED VALUE										51,441	
TOTAL EXEMPTION VALUE										26,441	
BASE TAXABLE VALUE										25,000	
TOTAL JUST VALUE										72,931	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										77,167	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9602977	ADDITION	3,909	02/01/1996
MHU95965	MH MOVE-ON	0	06/01/1995

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
0710/0240	7/29/1994	QC	U	I	06	4,000			
GRANTOR: WRIGHT SIDNEY									
GRANTEE: ROBERTS RAYMOND & G									
0681/0373	5/20/1993	QC	U	I	10	100			
GRANTOR: WRIGHT ALMA JEAN									
GRANTEE: WRIGHT SIDNEY									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1995] W56 S27 E25 FOP=[YR=1995] S10 E20 N10 W20\$ E31 N27\$.											