

TOLLINCHI NANCY & TAMMATHA L
PO BOX 1298
CALLAHAN, FL 32011

23-1N-24-2180-1267-0000

NASSAU COUNTY PROPERTY						PAGE 1 of 1	6
VALUATION SUMMARY							
VALUATION BY			STANDARD				
Tax Group: 6			Tax Dist:				
BUILDING MARKET VALUE			296,115				
TOTAL MARKET OB/XF VALUE			103,157				
TOTAL LAND VALUE - MARKET			189,200				
TOTAL MARKET VALUE			463,712				
SOH/AGL Deduction			112,704				
ASSESSED VALUE			351,008				
TOTAL EXEMPTION VALUE			HX HB		50,000		
BASE TAXABLE VALUE			301,008				
TOTAL JUST VALUE			588,472				
NCON VALUE			0				
INCOME VALUE							
PREVIOUS YEAR MKT VALUE			601,893				
PERMIT NUM		DESCRIPTION		AMT		ISSUED	
20012518		SWIM POOL		70,000		12/15/2020	
18003966		CO ISSUED		0		04/19/2018	
17006320		NEW CONSTR		274,532		10/10/2017	
E20436		ELEC OTHER		1,500		01/01/2008	
B19434		ADDITION		0		02/01/2007	
WE00480		OTHER		0		01/01/2007	
SALES DATA							
OFF RECORD Number		DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2088/1278		12/13/2016	WD	Q	I	01	130,000
GRANTOR: GAVIN GERALD & DENISE							
GRANTEE: TOLLINCHI NANCY & T							
1803/0784		6/28/2012	WD	U	I	11	100
GRANTOR: INTERNATIONAL PAPER R							
GRANTEE: WOOTEN THOMAS & OLI							
BUILDING NOTES							
BUILDING DIMENSIONS							
FSP=[YR=2020] W31 BAS=[YR=2018] W13 FSP=[YR=2018] W17 S10 E17 N10\$ S10 W17 S31 FGR=[YR=2018] S22 E24 N15 FOP=[YR=2018] E37 N7 W37 S7\$ N7 W24\$ E61 N31 W31 N10\$ S10 E31 N10\$.							
ND UE	OTHER ADJUSTMENTS AND NOTES		YEAR	DENSITY	DECL	FRZ	YR CONSRV
4,440							
60,000							
29,200							
Common: 60,000							
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