

BLOCK 1 PT OF LOTS 6 & 7
IN OR 696/1721 & OR 2516/1874
SEC 19-1N-25

BURGESS ROBERT J & BRENDA G
43061 PARTRIDGE TRAIL
CALLAHAN, FL 32011

2024

24-1N-24-0750-0001-0061



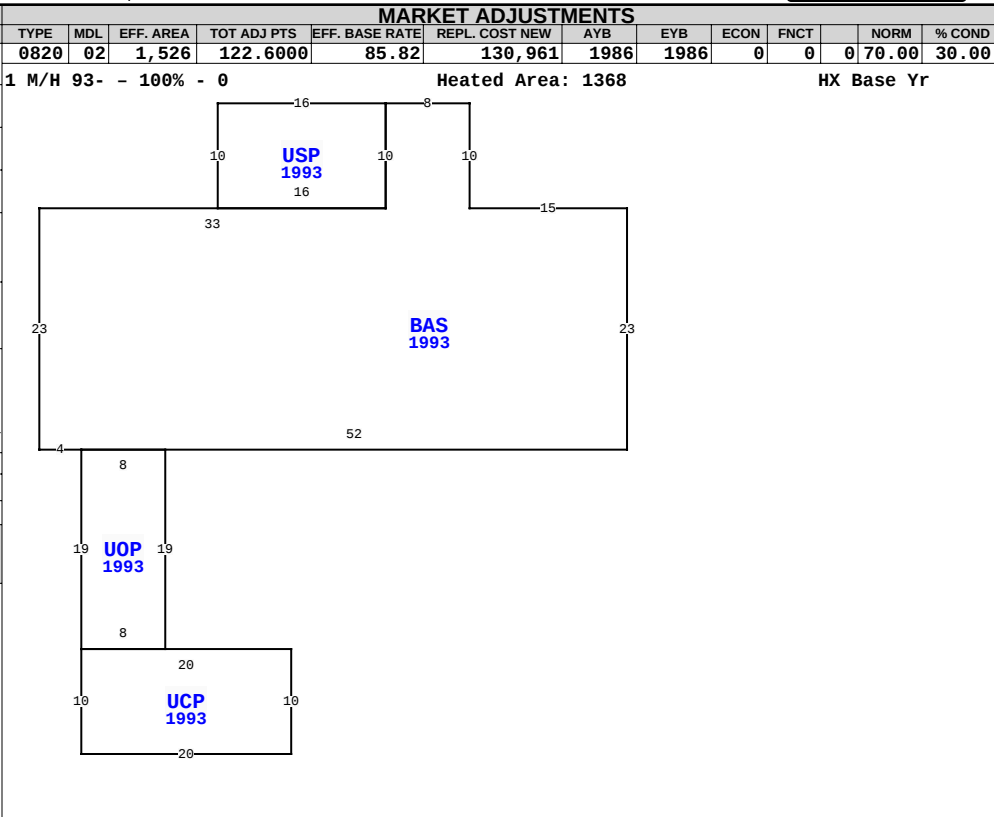
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100

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	1,368	100	1,368	35,221
UCP	200	20	40	1,030
UOP	152	25	38	978
USP	160	50	80	2,060
TOTALS	1,880		1,526	39,288

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0350	CARPORT WD	0 100	18	20	360.00	SF	8.58	8.58	100	1990
2	0510	GARAGE WD-	0 100	12	20	240.00	SF	35.00	35.00	100	1990
3	1242	WD DECK A	0 100	10	6	60.00	SF	10.00	10.00	100	2005
4	0681	POLE SHED	0 100	18	8	144.00	SF	15.00	15.00	100	1995
5	0940	SHEDS/PORT	0 100	12	20	240.00	SF	30.00	30.00	100	1993
6	0937	WELL	0 100	0	0	1.00	UT	6,000.00	6,000.00	100	1993
7	0936	SEPTC TANK	0 100	0	0	1.00	UT	6,000.00	6,000.00	100	1993

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	000115	C	SFR ACRES	100	0005	OR	0.00	0.00	5.17	AC	
2	000115	C	SFR ACRES	100		OR	0.00	0.00	1.72	AC	



BLD DATE	10/10/2013	KK	LGL DATE	
XF DATE			LAND DATE	06/13/2023
INC DATE			AG DATE	MLU
43061 PARTRIDGE TRL, CALLAHAN				

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		39,288	
TOTAL MARKET OB/XF VALUE		16,379	
TOTAL LAND VALUE - MARKET		134,320	
TOTAL MARKET VALUE		189,987	
SOH/AGL Deduction		97,585	
ASSESSED VALUE		92,402	
TOTAL EXEMPTION VALUE		92,402	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		189,987	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		187,220	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24020	ADDITION	4,639	10/01/2010

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2516/1874	6/08/2020	WD U	V	V	11
GRANTOR: BURGESS TIMOTHY & CAR					SALE PRICE
GRANTEE: BURGESS ROBERT J &					100
0696/1721	1/24/1994	WD U	V	V	07
GRANTOR: BURGESS & STEVENSON					100
GRANTEE: BURGESS ROBT & BREN					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W15 N10 W8 USP=[YR=1993] W16 S10 E16N10\$ S10 W33 S23 E4 UOP=[YR=1993] S19 UCP=[YR=1993] S10 E20 N10 W20\$ E8 N19 W8\$ E52 N23\$.											

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	000115	C	SFR ACRES	100	0005	OR	0.00	0.00	5.17	AC	
2	000115	C	SFR ACRES	100		OR	0.00	0.00	1.72	AC	