

PHIPPS CHARLES E
43754 KEEN CEMETARY ROAD
CALLAHAN, FL 32011

24-1N-24-0750-0002-0070

[illegible]

BLOCK 2 LOT 7 (24-1N-24)
IN OR 1529/1921
HILLS AT THOMAS CREEK PB 5/65

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2024

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BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	20	FACE BRICK 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	03	CONC FINSH 100		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		0 100		
Bathrooms		1 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	03	Quality Level 03		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		08
NEIGHBORHOOD/LOC	8005.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	961	100	961	18,346
TOTALS	961		961	18,346

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6500	01	961	109.0800	38.18	36,691	1990	1990	0	0	0	50.00	50.00

2 GARAGE RES - 100% - 2008

Heated Area: 961

HX Base Yr 2008

31

31

31

BAS
1993

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/22/2023

MLU