

BLOCK 4 LOT 6
IN OR 1051/1884
R433651 & R433652

CRITTENDEN SUZANNE G
43080 RATLIFF ROAD
CALLAHAN, FL 32011

2024

24-1N-24-0750-0004-0060



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	13	LVT/LAMNT 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8005.00	

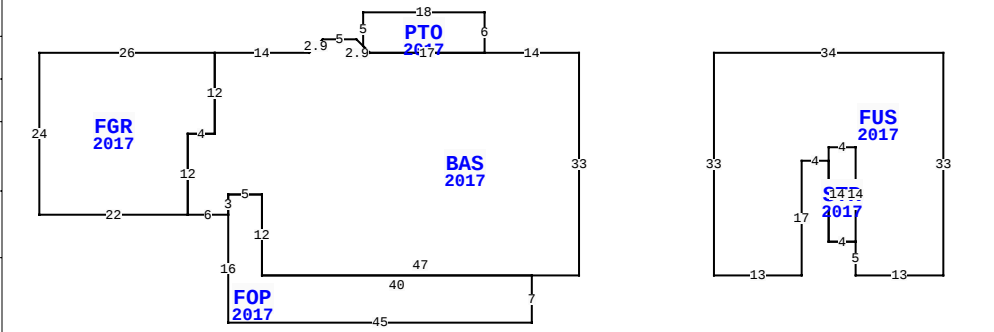
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,766	100	1,766	229,722
FGR	576	55	317	41,236
FOP	375	30	112	14,569
FUS	1,034	100	1,034	134,503
PTO	108	5	5	650
STR	56	10	6	780

TOTALS	3,915		3,240	421,461
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EXTRA FEATURES									
L N	OB/IF CODE	DESCRIPTION	BLD	CAP	L	W			
1	0510	GARAGE WD -	0	100	21	33			
2	0811	CONCRETE B	0	100	27	27			
3	0200	BARN WD 0 -	0	100	25	36			
4	0351	CARPORT MT	0	100	25	27			
5	0200	BARN WD 0 -	0	100	38	24			
6	0812	CONCRETE C	0	100	0	0			
7	0681	POLE SHED	0	100	30	25			

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000115	C	SFR ACRES	100	000

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	3,240	108.9648	136.21	441,320	2017	2017	0	0	4.50	95.50	
2 SNGL FAM - 100% - 1997												
Heated Area: 2800												
HX Base Yr 1997												



NASSAU COUNTY PROPERTY												
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VALUATION SUMMARY												
VALUATION BY										STANDARD		
Tax Group: 6										Tax Dist:		
BUILDING MARKET VALUE										421,461		
TOTAL MARKET OB/XF VALUE										23,565		
TOTAL LAND VALUE - MARKET										175,200		
TOTAL MARKET VALUE										620,226		
SOH/AGL Deduction										263,907		
ASSESSED VALUE										356,319		
TOTAL EXEMPTION VALUE										50,000		
BASE TAXABLE VALUE										306,319		
TOTAL JUST VALUE										620,226		
NCON VALUE										0		
INCOME VALUE												
PREVIOUS YEAR MKT VALUE										602,506		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17008667	CO ISSUED	0	10/02/2017
17001392	DEMOLITION	1,800	02/21/2017
17001393	NEW CONSTR	462,241	02/21/2017
8521	MH MOVE-ON	35,000	04/26/1991

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1051/1884	4/18/2001	QC	U	I	01	100	
GRANTOR: BOONE SUZANNE C & C B							
GRANTEE: BOONE SUZANNE C							
0985/0380	4/18/2001	FJ	U	I	11	0	
GRANTOR: CLERK OF COURT							
GRANTEE: CRITTENDEN SUZANNE							

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=2017] W14 PTO=[YR=2017] N6 W18 S5 D1 R1 E17\$ W17 U2 L2 W5 D2 L2 W14 FGR=[YR=2017] W26 S24 E22 N12 E4 N12\$ S12 W4 S12 E6 FOP=[YR=2017] S16 E45 N7 W40 N12 W5 S3\$ N3 E5 S12 E47 N33\$ PTR=E20 FUS=[YR=2017] E34 S33 W13 N5 STR=[YR=2017] N14 W4 S14 E4\$ W4 N12 W4 S17 W13 N33\$ W20\$.												