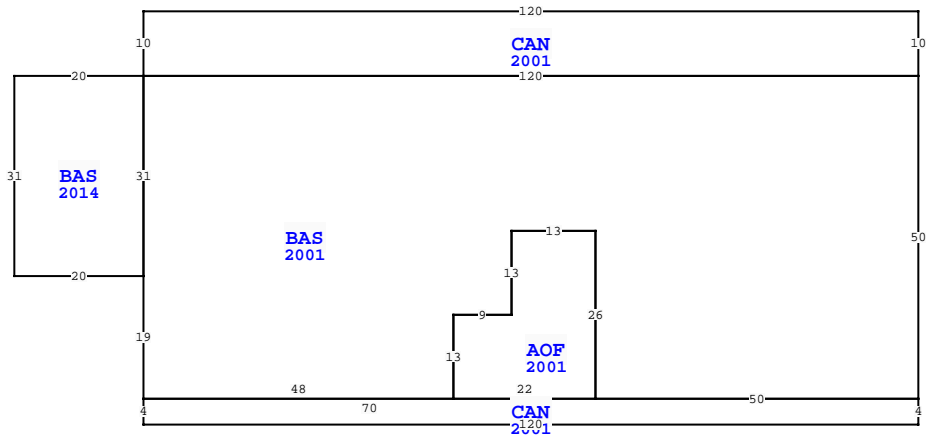


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	25 MOD METAL 100
Roof Structur	10 STEEL FRME 100
Roof Cover	12 MODULAR MT 100
Interior Wall	01 MINIMUM 100
Interior Floo	03 CONC FINSH 100
Ceiling	04 NONE 100
Air Condition	01 NONE 100
Heating Type	01 NONE 100
Plumbing	5 100
Frame	05 STEEL 100
Story Height	13 100
RMS	5 100
Stories	1. 1. 100
Class	. 100
Units	0 100
Occupancy	00 OWNER OCC 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2501	06	7,511	63.6510	54.58	409,950	2001	2001	0	0	20.00	80.00		
1 SERV SHOP - 0% - 0 Heated Area: 6620 HX Base Yr													



Quality	01 Quality Level 01			
DOR CODE	2500 REPAIR SERVICE			
MAP NUM	MKT AREA 07			
NEIGHBORHOOD/LOC	7002.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	455	185	842	36,765
BAS	5,545	100	5,545	242,117
BAS	620	100	620	27,072
CAN	480	30	144	6,288
CAN	1,200	30	360	15,719
TOTALS	8,300		7,511	327,960

NASSAU COUNTY PROPERTY			PAGE 1 of 2
VALUATION SUMMARY			1
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			327,960
TOTAL MARKET OB/XF VALUE			20,017
TOTAL LAND VALUE - MARKET			122,883
TOTAL MARKET VALUE			470,860
SOH/AGL Deduction			49,396
ASSESSED VALUE			421,464
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			421,464
TOTAL JUST VALUE			470,860
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			489,623

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2386	FIRE SPRNK	2,400	09/11/2001
2287	OTHER	0	09/22/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0931/1752	5/10/2000	WD Q	Q	V		50,000

GRANTOR: BETHEA BILLY & THELMA
GRANTEE: COCHRAN WM III & MA

EXTRA FEATURES														617473 BRANDIES AVE, CALLAHAN		
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0810	CONCRETE A	0	0	0	357.00	SF	6.50	6.50	100	2001	2001	3	80	1,856	
2	0803	ASPHALT C	0	0	0	4,225.00	SF	2.00	2.00	100	2001	2001	3	50	4,225	
3	7100	SPRAY BTH	0	0	0	1.00	UT	12,500.00	12,500.00	100	2001	2001	3	20	2,500	
4	0418	EXHST FAN	0	0	0	2.00	UT	400.00	400.00	100	2001	2001	3	20	160	
5	6001	ROLLUP DR	0	0	0	11.00	UT	400.00	400.00	100	2001	2001	3	20	880	
6	0972	ST LGHT UN	0	0	0	1.00	UT	2,530.00	2,530.00	100	2001	2001	3	55	1,392	
7	0466	FNC GT 20'	0	0	0	1.00	UT	750.00	750.00	100	2005	2005	3	66	495	
8	0463	FENCE GATE	0	0	0	1.00	UT	300.00	300.00	100	2005	2005	3	66	198	
9	0505	FLAGPOLE A	0	0	0	25.00	LF	50.00	50.00	100	2001	2001	3	20	250	
10	0097	AWNING CN	0	0	0	7.00	SF	65.00	65.00	100	2001	2001	3	40	182	

BUILDING NOTES			

BUILDING DIMENSIONS	
CAN=[YR=2001] W120 S10 BAS=[YR=2014] W20 S31 E20 BAS=[YR=2001] S19 CAN=[YR=2001] S4 E120 N4 W50 AOF=[YR=2001] N26 W13 S13 W9 S13 E22\$ W70\$ E48 N13 E9 N13 E13 S26 E50 N50 W120 S31\$ N31 \$ E120 N10\$.	

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	002500	C	SRVC SHOPS	0	0003	CG - C	0.00	0.00	61,441.63	SF		1.00	1.00	1.00	2.00	2.00	122,883							

