



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 70
Interior Wall	04	PLYWOOD 30
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures	5	100
Frame	02	WOOD FRAME 100
Story Height		10 100
RMS		5 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	01	DIST CA 100
Occupancy	00	OWNER OCC 100

Quality	04	Quality Level 04
DOR CODE	1700	OFFICE BUILDINGS

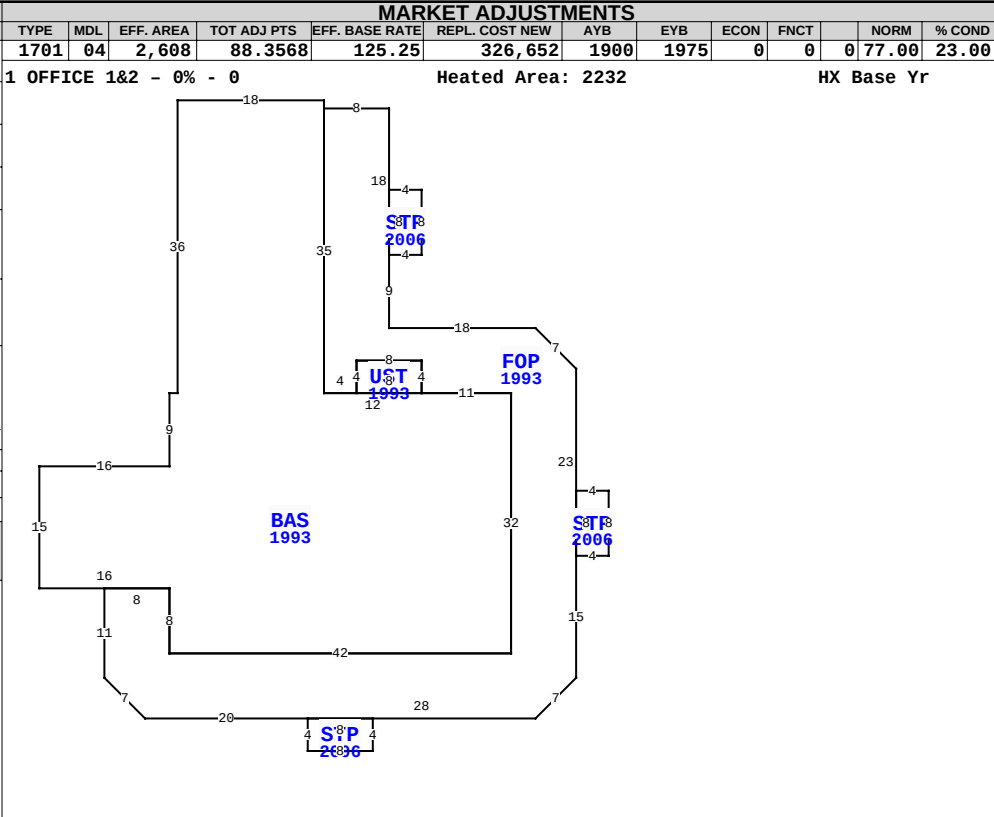
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	1290.100		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,232	100	2,232	64,298
FOP	1,179	30	354	10,198
STP	32	10	3	86
STP	32	10	3	86
STP	32	10	3	86
UST	32	40	13	374

TOTALS	3,539		2,608	75,130
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0803	ASPHALT C	0	0	0	0	6,280.00	SF	2.00	2.00	
2	0810	CONCRETE A	0	0	0	0	192.00	SF	6.50	6.50	
3	0810	CONCRETE A	0	0	0	0	359.00	SF	6.50	6.50	
4	0402	CONC BUMPE	0	0	0	0	10.00	UT	25.00	25.00	
5	0444	BOX FNC 4'	0	0	152	0	152.00	LF	4.88	4.88	
6	0444	BOX FNC 4'	0	0	408	0	408.00	LF	6.50	6.50	
7	0446	BOX FNC 6'	0	0	304	0	304.00	LF	25.00	25.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	001700	C	1STORY OFF	0		CH	156.00	255.00	39,780.00	SF	



BLD DATE	07/03/2018	KK	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

542274 US HWY 1, CALLAHAN											
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TOTAL OB/XF											
13,035											

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY		STANDARD	
VALUATION BY			
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE		75,130	
TOTAL MARKET OB/XF VALUE		13,035	
TOTAL LAND VALUE - MARKET		318,240	
TOTAL MARKET VALUE		406,405	
SOH/AGL Deduction		151,555	
ASSESSED VALUE		254,850	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		254,850	
TOTAL JUST VALUE		406,405	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		411,753	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0930/0668	5/01/2000	WD	U	I	01
GRANTOR: SCHWEND EARL J & DORO					SALE PRICE
GRANTEE: SCHWEND PAUL & BREN					200,000
0549/0538	8/04/1988	WD	Q	I	
GRANTOR: SCHWEND DONALD & M L					110,000
GRANTEE: SCHWEND EARL & D L					

BUILDING NOTES											
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BUILDING DIMENSIONS											
FOP=[YR=1993] W8 BAS=[YR=1993] N1 W18 S36 W1 S9 W16 S15 E16 S8 E42 N32 W11 UST=[YR=1993] N4 W8 S4 E8 \$ W12 N35 \$ S35 E4 N4 E8 S4 E11 S32 W42 N8 W8 S11 D5 R5 E20 STP=[YR=2006] S4 E8 N4 W8 \$ E28 R5 U5 N15 STP=[YR=2006] E4 N8 W4 S8 \$ N23 U5 L5 W18 N9 STP=[YR=2006] E4 N8 W4 S8 \$ N18 \$.											