



BUILDING CHARACTERISTICS

| ELEMENT          | CD               | CONSTRUCTION     |              |                      |
|------------------|------------------|------------------|--------------|----------------------|
| Exterior Wall    | 19               | COMMON BRK 100   |              |                      |
| Roof Structure   | 04               | WOOD TRUSS 100   |              |                      |
| Roof Cover       | 03               | COMP SHNGL 100   |              |                      |
| Interior Wall    | 05               | DRYWALL 100      |              |                      |
| Interior Floor   | 14               | CARPET 100       |              |                      |
| Ceiling          | 02               | F.NOT SUS 100    |              |                      |
| Air Condition    | 03               | CENTRAL 100      |              |                      |
| Heating Type     | 04               | AIR DUCTED 100   |              |                      |
| Fixtures         |                  | 14 100           |              |                      |
| Frame            | 02               | WOOD FRAME 100   |              |                      |
| Story Height     |                  | 9 100            |              |                      |
| RMS              |                  | 14 100           |              |                      |
| Stories          | 2.               | 2. 100           |              |                      |
| Units            |                  | 0 100            |              |                      |
| BUD8 Adjustme    | 01               | DIST CA 100      |              |                      |
| Occupancy        | 00               | NONE 100         |              |                      |
| Quality          | 03               | Quality Level 03 |              |                      |
| DOR CODE         | 7100             | CHURCHES         |              |                      |
| MAP NUM          |                  | MKT AREA 07      |              |                      |
| NEIGHBORHOOD/LOC | 1290.            | 100              |              |                      |
| AREA TYPE        | TOTAL GROSS AREA | PCT OF BASE      | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS              | 12,775           | 100              | 12,775       | 1,271,520            |
| FCP              | 276              | 30               | 83           | 8,261                |
| FEP              | 296              | 80               | 237          | 23,589               |
| FUS              | 1,000            | 100              | 1,000        | 99,532               |
| UOP              | 28               | 20               | 6            | 597                  |
| UOP              | 28               | 20               | 6            | 597                  |
| UOP              | 32               | 20               | 6            | 597                  |
| UOP              | 48               | 20               | 10           | 995                  |
| UOP              | 48               | 20               | 10           | 995                  |
| TOTALS           | 14,531           |                  | 14,133       | 1,406,684            |

MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM  | % COND |
|------|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|
| 7101 | 04  | 14,133    | 90.2100     | 141.18         | 1,995,297      | 1975 | 1984 | 0    | 0    | 29.50 | 70.50  |

1 CHURCH - 0% - 0  
Heated Area: 14012  
HX Base Yr

VALUATION BY STANDARD

|                           |    |           |           |
|---------------------------|----|-----------|-----------|
| Tax Group:                | 1  | Tax Dist: |           |
| BUILDING MARKET VALUE     |    |           | 2,530,373 |
| TOTAL MARKET OB/XF VALUE  |    |           | 63,494    |
| TOTAL LAND VALUE - MARKET |    |           | 849,576   |
| TOTAL MARKET VALUE        |    |           | 3,443,443 |
| SOH/AGL Deduction         |    |           | 644,376   |
| ASSESSED VALUE            |    |           | 2,799,067 |
| TOTAL EXEMPTION VALUE     | 02 |           | 2,799,067 |
| BASE TAXABLE VALUE        |    |           | 0         |
| TOTAL JUST VALUE          |    |           | 3,443,443 |
| NCON VALUE                |    |           | 0         |
| INCOME VALUE              |    |           |           |
| PREVIOUS YEAR MKT VALUE   |    |           | 3,641,365 |

SALES DATA

| OFF RECORD Number | DATE      | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
|-------------------|-----------|-----------|-----|-----|--------|------------|
| 0197/0645         | 3/21/1975 | WD        | U   | I   | 17     | 100        |

GRANTOR: PENINSULAR FL DIST CO  
GRANTEE: FIRST ASSEMBLY OF G  
0131/0587 9/14/1972 WD Q V 10,000  
GRANTOR: HODGES PEARL E ESTATE  
GRANTEE: PENINSULAR FL DIST

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W100 S5 W33 UOP=[YR=1993] N4 W8 S4 E8\$ W17 S2 UOP=[YR=1993] W6 S8 E6 N8\$ S83 UOP=[YR=1993] W6 S8 E6 N8 \$ S15 E30 FCP=[YR=1993] S12 E23 N12 FEP=[YR=1993] N23 W2 N2 W10 S25 E12\$ W23\$ E11 N25 E16 UOP=[YR=1993] S4 E7 N4 W7\$ E80 UOP=[YR=1993] S4 E7 N4 W7 \$ E13 N80\$ PTR=N15 FUS=[YR=1993] E60 N50 W10 S40 W50 S10\$ S15\$.

EXTRA FEATURES

| 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   | 0803       | ASPHALT C   | 0       | 0 | 0 | 0     | SF | 2.00     | 2.00           | 100       | 1975    | 1975        | 3 | 50     | 19,738          |       |
| 2   | 0811       | CONCRETE B  | 0       | 0 | 0 | 0     | SF | 5.20     | 5.20           | 100       | 1975    | 1975        | 3 | 26     | 714             |       |
| 3   | 0812       | CONCRETE C  | 0       | 0 | 0 | 0     | SF | 4.00     | 4.00           | 100       | 1984    | 1984        | 3 | 44     | 1,966           |       |
| 4   | 0500       | FP-PRE FAB  | 0       | 0 | 0 | 0     | UT | 3,500.00 | 3,500.00       | 100       | 1984    | 1984        | 3 | 56     | 1,960           |       |
| 5   | 0971       | ST LGHT OV  | 0       | 0 | 0 | 0     | UT | 1,555.00 | 1,555.00       | 100       | 1975    | 1975        | 3 | 20     | 622             |       |
| 6   | 0811       | CONCRETE B  | 0       | 0 | 0 | 0     | SF | 5.20     | 5.20           | 100       | 1996    | 1996        | 3 | 72     | 2,246           |       |
| 7   | 0423       | CL FNC 5'   | 0       | 0 | 0 | 0     | LF | 6.85     | 6.85           | 100       | 2000    | 2000        | 3 | 52     | 1,881           |       |
| 8   | 0463       | FENCE GATE  | 0       | 0 | 0 | 0     | UT | 300.00   | 300.00         | 100       | 2000    | 2000        | 3 | 52     | 780             |       |
| 9   | 1242       | WD DECK A   | 0       | 0 | 0 | 0     | SF | 10.00    | 10.00          | 100       | 2005    | 2005        | 3 | 24     | 1,075           |       |
| 10  | 1242       | WD DECK A   | 0       | 0 | 9 | 6     | SF | 10.00    | 10.00          | 100       | 2005    | 2005        | 3 | 24     | 130             |       |

LAND DESCRIPTION

| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D  | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
|-----|----------|-----|----------------------|-----|------|----------|-------|-------|-------------|-----------|-----|-----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 1   | 007100   | C   | CHURCH               | 0   | 0004 | CH       | 0.00  | 0.00  | 106,197.00  | SF        |     | 1.00      | 1.00   | 1.00    | 8.00       | 8.00           | 849,576    |                             |      |         |      |     |    |        |

45082 FRANK BROOKINS DR, CALLAHAN

BLD DATE

05/27/2022

HS

LGL DATE

05/27/2022

HS

XF DATE

05/27/2022

INC DATE

YEAR ON

1975

YEAR ACTUAL

1975

Q

3

% COND

50

OB/XF MKT VALUE

19,738

NOTES

TOTAL OB/XF

31,112

REVIEW DATE

05/27/2022

BY

HS

Total Acres: 0.00

Total Land Value: 849,576

Market: 0

Agricultural: 0

Common: 849,576

PRINTED 08/06/2024 BY SYS

[illegible]

[illegible]

[illegible]

[illegible]

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall  
Roof Structur

2501

MOD METAL 100  
FLAT 100

Roof Cover  
Interior Wall

0104

MINIMUM 100  
PLYWOOD 100

Interior Floor  
Ceiling

0701

CORK/VTILE 100  
FIN.SUSPD 100

Air Condition  
Heating Type

0303

CENTRAL 100  
FORCED AIR 100

Fixtures  
Frame

02

0 100  
WOOD FRAME 100

Story Height

10 100

RMS  
Stories  
Units

1 100  
0 100

Occupancy

00

NONE 100

Quality

03

Quality Level 03

DOR CODE

7100

CHURCHES

MAP NUM

MKT AREA

07

NEIGHBORHOOD/LOC

1290.100

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

630

100

630

37,143

TOTALS

630

630

37,143

EXTRA FEATURES

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

LAND DESCRIPTION

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

REVIEW DATE

05/27/2022

BY

HS

Total Acres: 0.00

Total Land Value: 849,576

Market: 0

Agricultural: 0

Common: 849,576

PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

1709

04

630

73.8150

60.16

37,901

2021

2021

0

0

0

2.00

98.00

7 MH OFFICE - 0% - 0

Heated Area: 630

HX Base Yr

14

45

14

45

BAS 2021

VALUATION BY

Tax Group: 1

Tax Dist:

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

STANDARD

2,530,373

63,494

849,576

3,443,443

644,376

2,799,067

2,799,067

0

3,443,443

0

3,641,365

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

0197/0645

3/21/1975

WD

U

I

17

100

GRANTOR: PENINSULAR FL DIST CO

GRANTEE: FIRST ASSEMBLY OF G

0131/0587

9/14/1972

WD

Q

V

10,000

GRANTOR: HODGES PEARL E ESTATE

GRANTEE: PENINSULAR FL DIST

BUILDING NOTES

BAS=[YR=2021] W45 S14 E45 N14\$.

BUILDING DIMENSIONS

|             |            |    |    |                   |                           |           |                 |                 |                           |
|-------------|------------|----|----|-------------------|---------------------------|-----------|-----------------|-----------------|---------------------------|
| REVIEW DATE | 05/27/2022 | BY | HS | Total Acres: 0.00 | Total Land Value: 849,576 | Market: 0 | Agricultural: 0 | Common: 849,576 | PRINTED 08/06/2024 BY SYS |
|-------------|------------|----|----|-------------------|---------------------------|-----------|-----------------|-----------------|---------------------------|