BLK 2 PT LOT 1 IN OR 208/57
BEING PARAGRAPH 2
JEHU BOOTHE SURVEY PBK 1/29

JONES VERA L L/E/
45543 BOOTH ST
CALLAHAN, FL 32011

2024

29-2N-25-3120-0020-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	7001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

DIXIE AV, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/02/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	38,850
TOTAL MARKET VALUE	38,850
SOH/AGL Deduction	22,815
ASSESSED VALUE	16,035
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	16,035
TOTAL JUST VALUE	38,850
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	27,380

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2388	XFOB	5,509	07/23/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2033/1287	10/21/2015	QC	U	V	11	100
GRANTOR: POPWELL HOARACE M						
GRANTEE: PRIEST TAMMY M						
0208/0057	12/03/1975	PR	U	V	24	100
GRANTOR: JONES ROBERT LEE ESTA						
GRANTEE: JONES VERA L L/E						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000000	C	VAC RES	0		MU	74.00	100.00	74.00	FF		1.00	1.00	0.75	700.00	525.00	38,850							

REVIEW DATE 01/06/2023 BY KWA Total Acres: 0.00 Total Land Value: 38,850 Market: 0 Agricultural: 0 Common: 38,850 PRINTED 08/06/2024 BY SYS