

BLOCK 1 LOTS PT OF 1 & 2
IN OR 2108/1933
(EX PT LOT 2 OR 1919/1397)

TEAGUE GYPSEY ELAINE/ROBERSON MARLA K
PO BOX 980
CALLAHAN, FL 32011

2024

31-2N-25-2920-0001-0011



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

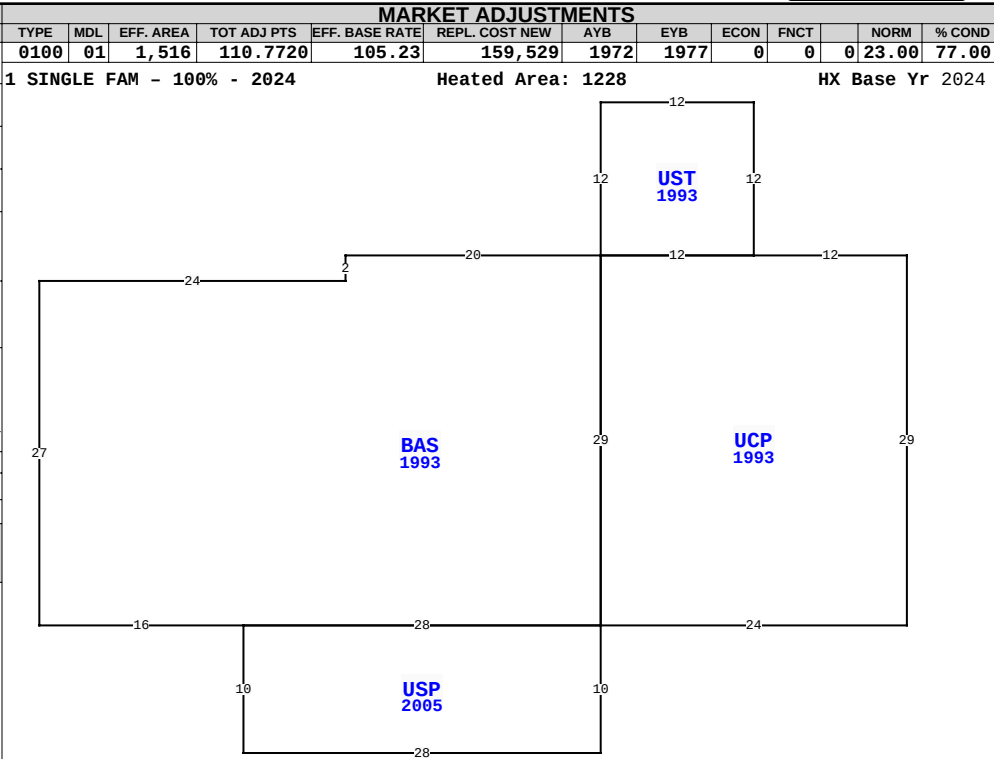
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,228	100	1,228	99,501
UCP	696	20	139	11,263
USP	280	30	84	6,806
UST	144	45	65	5,267

TOTALS	2,348		1,516	122,837
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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	0510	GARAGE WD-	0	100	0	0	856.00	SF	35.00	35.00	
2	0681	POLE SHED	0	100	11	20	220.00	SF	15.00	15.00	
3	0681	POLE SHED	0	100	11	20	220.00	SF	15.00	15.00	
4	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	
5	0940	SHEDS/PORT	0	100	12	20	240.00	SF	19.50	19.50	
6	0937	WELL	0	100	0	0	1.00	UT	6,000.00	6,000.00	
7	0936	SEPTC TANK	0	100	0	0	1.00	UT	6,000.00	6,000.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000115	C	SFR ACRES	100		OR	0.00	0.00	4.88	AC	



44235 FLYNN RD, CALLAHAN	BLD DATE		LGL DATE	
	XF DATE		LAND DATE	
	INC DATE		AG DATE	

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
PAGE 1 of 2									
STANDARD									
VALUATION BY									
Tax Group: 6									
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									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17006941	XFOB	27,552	11/01/2017
17006380	REPAIR/RRF	10,000	10/01/2017
4498	CHNGE SRVC	0	09/08/1987

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2108/1933	3/22/2017	WD	Q	I	02	125,000			
GRANTOR: BURRIS CECIL R									
GRANTEE: TEAGUE GYPSEY ELAIN									
1334/0135	7/18/2005	WD	Q	I		170,000			
GRANTOR: HOWELL JERRY & NANCY									
GRANTEE: BURRIS CECIL R & HE									

BUILDING NOTES									
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BUILDING DIMENSIONS									
UCP=[YR=1993] W12 UST=[YR=1993] N12 W12 S12 E12 \$ W12									
BAS=[YR=1993] W20 S2 W24 S27 E16 USP=[YR=2005] S10 E28 N10									
W28 \$ E28 N29 \$ S29 E24 N29 \$.									

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