

BLOCK 2 PT OF LOTS 4 & 5
IN OR 1756/1937
1996 WEST SW/MH

GRIFFIS & GRIFFIS FAMILY LLC
55318 PITTMAN RD
CALLAHAN, FL 32011

2024

32-2N-25-2920-0002-0042



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	08	SHT VINYL 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100

Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100	1,216	51,349
TOTALS	1,216		1,216	51,349

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	0	0	0	772.00	SF	1.63

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	0	0006	OR	0.00	0.00	1.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	1,216	122.4000	91.80	111,629	1996	2000	0	0	0	54.00	46.00	
2 M/H 94+ - 0% - 0													
Heated Area: 1216													
HX Base Yr													
BAS 2011													

TOTAL OB/XF													
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0810	CONCRETE A	0	0	0	0	772.00	SF	1.63	1.63	100	1988	1988

TOTAL OB/XF													
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0810	CONCRETE A	0	0	0	0	772.00	SF	1.63	1.63	100	1988	1988

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 6			Tax Dist:
BUILDING MARKET VALUE			51,349
TOTAL MARKET OB/XF VALUE			684
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			87,033
SOH/AGL Deduction			19,670
ASSESSED VALUE			67,363
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			67,363
TOTAL JUST VALUE			87,033
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			85,725

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH003202	MH MOVE-ON	0	07/01/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1756/1937	9/23/2011	WD	U	I	11	19,000
GRANTOR: US BANK NA TRUSTEE						
GRANTEE: GRIFFIS & GRIFFIS F						
1751/0332	8/15/2011	CT	U	I	18	100
GRANTOR: CLERK OF COURT						
GRANTEE: US BANK NA TRUSTEE						

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2011] W76 S16 E76 N16\$.													