



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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	938	100	938	19,147
UCP	192	20	38	776
UOP	192	25	48	980
UOP	288	25	72	1,470
TOTALS	1,610		1,096	22,372

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EXTRA FEATURES								
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W		
1	0811	CONCRETE B	0	0	118	3		
2	0510	GARAGE WD-	0	0	27	24		
3	0681	POLE SHED	0	0	15	12		
4	0351	CARPORT MT	0	0	16	120		

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000115	C	SFR ACRES	0	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,096	97.2000	68.04	74,572	1992	1992	0	0	0	70.00	30.00
2 M/H 93- - 0% - 0 Heated Area: 938 HX Base Yr												
44208 REBECCA LN, CALLAHAN												
BLD DATE 12/20/2007 DJKW LGL DATE 05/24/2023 MLU XF DATE INC DATE												

NASSAU COUNTY PROPERTY												
VALUATION SUMMARY												PAGE 1 of 3 6
VALUATION BY						STANDARD						
Tax Group: 6						Tax Dist:						
BUILDING MARKET VALUE						117,758						
TOTAL MARKET OB/XF VALUE						13,647						
TOTAL LAND VALUE - MARKET						151,680						
TOTAL MARKET VALUE						283,085						
SOH/AGL Deduction						66,208						
ASSESSED VALUE						216,877						
TOTAL EXEMPTION VALUE						0						
BASE TAXABLE VALUE						216,877						
TOTAL JUST VALUE						283,085						
NCON VALUE						0						
INCOME VALUE												
PREVIOUS YEAR MKT VALUE						282,588						

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B22008	CARPORT	15,000	10/01/2008
B13572	GARAGE	34,848	08/01/2004
MH992668	MH MOVE-ON	0	01/05/1999

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2012/1524	11/04/2015	FJ	U	V	98	100	
GRANTOR: RJC TRUCKING CO ETAL							
GRANTEE: CONWAY DELORIS M L/							
2008/1128	10/13/2015	WD	Q	I	02	185,000	
GRANTOR: EWER WILLIAM S							
GRANTEE: AGUILAR JOSE LUIS							

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=1999] W42 UOP=[YR=1999] N12 UCP=[YR=1999] N12 W16 S12E16\$ W16 S12 E16\$ W25 S14 E35 UOP=[YR=1999] S12 E24 N12 W24\$ E32 N14\$.												

AGUILAR JOSE LUIS
541801 LEM TURNER RD
CALLAHAN, FL 32011

33-2N-25-0000-0015-0190

[illegible]

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