



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	05
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NEIGHBORHOOD/LOC	5001.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	160	100	160	17,662
BAS	1,814	100	1,814	200,246
FGR	504	55	277	30,578
FOP	424	30	127	14,019
PTO	20	5	1	111
PTO	20	5	1	111
PTO	35	5	2	221
PTO	35	5	2	221

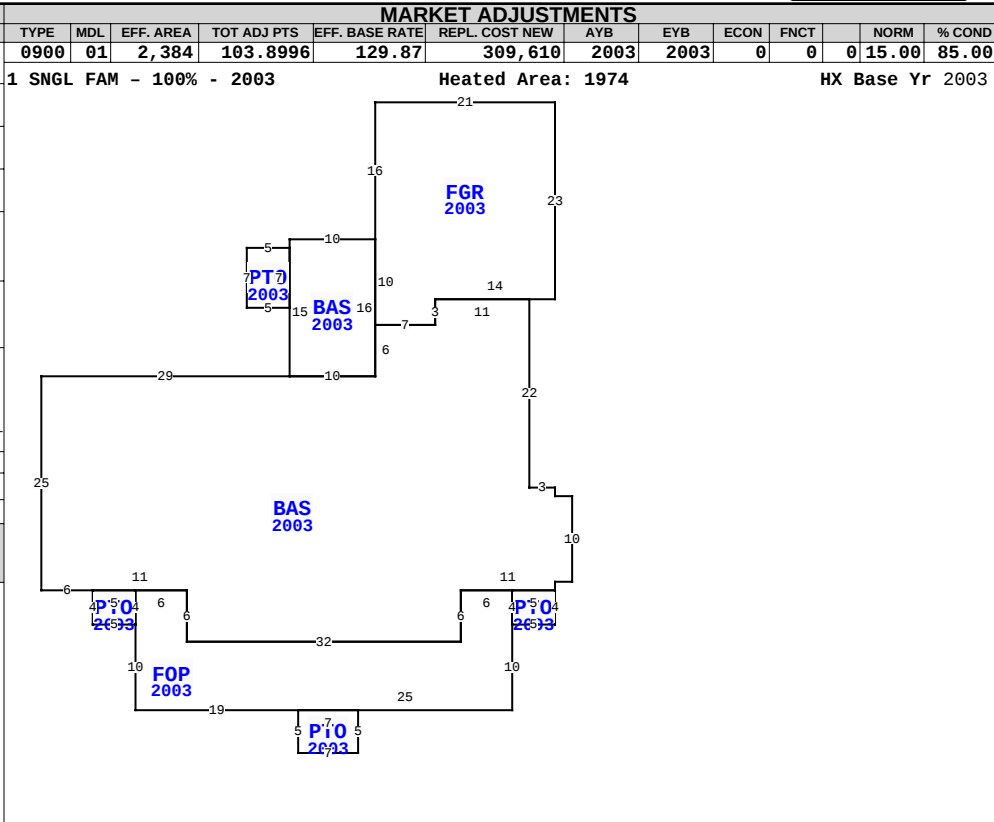
TOTALS	3,012		2,384	263,168
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EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION

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	0940	SHEDS/PORT	0 100	20	10	200.00	SF	15.00	15.00	100	1985	1985	3	20	600	
2	0511	GARAGE CB-	0 100	30	27	810.00	SF	26.80	26.80	100	1987	1987	3	52	11,288	
3	0510	GARAGE WD-	0 100	40	20	800.00	SF	23.45	23.45	100	1987	1987	3	20	3,752	
4	0680	POLE SHED	0 100	10	27	270.00	SF	6.70	6.70	100	1987	1987	3	20	362	
5	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2003	2003	3	87	3,045	
6	0812	CONCRETE C	0 100	0	0	1,152.00	SF	4.00	4.00	100	2003	2003	3	83	3,825	

LAND DESCRIPTION		
L N	USE CODE	CLS

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000115	C	SFR ACRES	100	0005	OR	0.00	0.00	1.50	AC		1.00	1.00	1.00	35,000.00	35,000.00	52,500							



BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

46622 SAULS RD, CALLAHAN

NASSAU COUNTY PROPERTY					PAGE 1 of 1		4
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 4			Tax Dist:				
BUILDING MARKET VALUE				263,168			
TOTAL MARKET OB/XF VALUE				22,872			
TOTAL LAND VALUE - MARKET				52,500			
TOTAL MARKET VALUE				338,540			
SOH/AGL Deduction				175,919			
ASSESSED VALUE				162,621			
TOTAL EXEMPTION VALUE			HX HB		50,000		
BASE TAXABLE VALUE				112,621			
TOTAL JUST VALUE				338,540			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				328,219			