

GILL MITCHELL A & TAMMY
54117 JESSICA PLACE
CALLAHAN, FL 32011

37-1N-25-0340-0031-0000

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 90
Exterior Wall20FACE BRICK 10
Roof Structur03GABLE/HIP 100
Roof Cover03COMP SHNGL 100
Interior Wall05DRYWALL 100
Interior Floo14CARPET 90
Interior Floo08SHT VINYL 10
Air Condition03CENTRAL 100
Heating Type04AIR DUCTED 100
Bedrooms4 100
Bathrooms2 100

Frame02WOOD FRAME 100
Stories1. 1. 100
Units0 100
Occupancy00NONE 100

Quality06Quality Level 06
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA08
NEIGHBORHOOD/LOC8027.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,851	100	1,851	180,158
FGR	462	55	254	24,722
FOP	65	30	20	1,946
USP	166	30	50	4,867

TOTALS	2,544		2,175	211,694
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CONSTRUCTION

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0100012,175119.8001113.81247,537199519950014.4885.52

1 SINGLE FAM - 100% - 2006Heated Area: 1851HX Base Yr 2006

A site plan diagram showing a rectangular lot divided into several sections. The main section is labeled 'BAS 1995'. To its right is a smaller section labeled 'FGR 1995'. Further right is another small section labeled 'FOP 1995'. At the top right corner is a section labeled 'USP 2024'. Dimensions are provided along the boundaries of each section.

NASSAU COUNTY PROPERTY

PAGE 1 of 16

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUETotal Market Value211,694

TOTAL MARKET OB/XF VALUETotal Land Value - Market80,000

TOTAL LAND VALUE - MARKETTOTAL MARKET VALUE298,679

ASSESSED VALUESOH/AGL Deduction128,763

TOTAL EXEMPTION VALUEASSESSSED VALUETOTAL JUST VALUE298,679

NCON VALUEINCOME VALUE7,982

PREVIOUS YEAR MKT VALUE281,904

SALES DATA

OFF RECORD NumberDATEINSTQ U I V I RSN CD SALE PRICE

2200/12435/31/2018QC U I I 11100

GRANTOR: GILL MITCHELL A

GRANTEE: GILL MITCHELL A & T

1835/02781/11/2013QC U I I 11100

GRANTOR: GILL BARBARA A

GRANTEE: GILL MITCHELL A

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995;ORIG=0,0] W18 W12 U2L2.1 U0L0.11 W14 D3L3 W4 S28 E21 S4 E10 N4 E5 S12 E18 N40 \$
FGR=[YR=1995;ORIG=-54,28] S22 E21 N15 N7 W21 \$
FOP=[YR=1995;ORIG=-33,35] E15 N7 W5 S4 W10 S3 \$
USP=[YR=2024;ORIG=-18,0] W12 U2L2 N10 E14 S12 \$.

LAND DESCRIPTIONTOTAL OB/XF6,985

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPUNIT UNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICELAND VALUELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYR CONSRV

1 000100CSFR1000006RSF-10.000.002.00LT1.001.001.0040,000.0040,000.0080,000

REVIEW DATE06/03/2024BYTWATotal Acres: 0.00Total Land Value: 80,000Market: 0Agricultural: 0Common: 80,000PRINTED 08/06/2024 BY SYS