

SITLER DEBORAH/PLUNK SHEILA
54696 SHEFFIELD ROAD
CALLAHAN, FL 32011

37-1N-25-299F-0114-0000

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 10003GABLE/HIP 10012MODULAR MT 10009DRYWALL 10014CARPET 8008SHT VINYL 2003CENTRAL 10004AIR DUCTED 1002WOOD FRAME 1001.1.1000.10006DIST 1D 100Quality03Quality Level 03DOR CODE0200MOBILE HOMEMAP NUMMKT AREA08NEIGHBORHOOD/LOC8026.00BAS1,0561001,05642,584TOTALS1,0561,05642,584EXTRA FEATURES54696 SHEFFIELD RD, CALLAHAN

MARKET ADJUSTMENTS

TYPEDMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND0800021,056122.200091.6596,782199919990056.0044.00Heated Area: 1056HX Base YrBAS2005

NASSAU COUNTY PROPERTY

PAGE 1 of 16

VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 6Tax Dist:BUILDING MARKET VALUE42,584TOTAL MARKET OB/XF VALUE1,526TOTAL LAND VALUE - MARKET45,000TOTAL MARKET VALUE89,110SOH/AGL Deduction38,575ASSESSED VALUE50,535TOTAL EXEMPTION VALUEHX HB25,535BASE TAXABLE VALUE25,000TOTAL JUST VALUE89,110NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE88,102SALES DATAOFF RECORD NumberDATETYPEINSTQU / I / VRSN CD SALE PRICE1378/16621/04/2006QC U I 07100GRANTOR:SITLER BRIAN W & DEBOGRANTEE:SITLER BRIAN W ETAL1301/18523/15/2005QC U I 01100GRANTOR:SITLER BRIAN W & DEBOGRANTEE:SITLER BRIAN W ETALBUILDING NOTESBUILDING DIMENSIONSBAS=[YR=2005] W66 S16 E66 N16\$.

LAND DESCRIPTION

LNUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHF ACT% CONDTOT ADJUNIT PRICADJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV1000102CSFR/MH100RM182.00248.001.00LT1.001.001.0045,000.0045,000.0045,000

REVIEW DATE05/12/2019BYKBA

Total Acres: 0.00Total Land Value: 45,000Market: 0Agricultural: 0Common: 45,000PRINTED 08/06/2024 BY SYS