

BLOCK 1 LOT 39
IN OR 933/36
SHEFFIELD VILLAGE PB 5/28 & 29

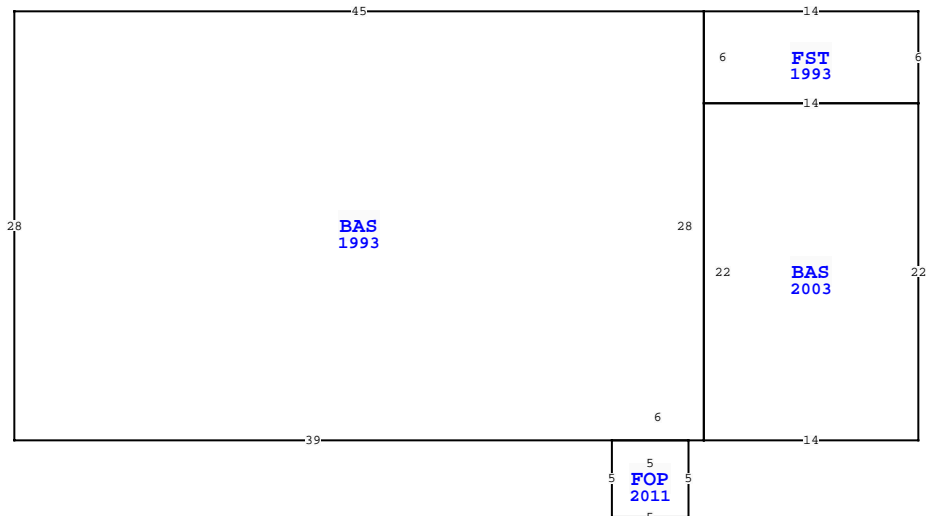
HOLTON JOHNNIE B JR
54553 VIKKI ROAD
CALLAHAN, FL 32011

2024

37-1N-25-299S-0001-0390

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	15 CONC BLOCK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
BUD8 Adjustme	06 DIST 1D 100
Occupancy	00 NONE 100
Quality	02 Quality Level 02
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 08
NEIGHBORHOOD/LOC	8026.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	1,622	96.9000	121.12	196,457	1985	1992	0	0	15.50	84.50	
1 SNGL FAM - 100% - 0 Heated Area: 1568 HX Base Yr												



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,260	100	1,260	128,956
BAS	308	100	308	31,523
FOP	25	30	8	819
FST	84	55	46	4,708
TOTALS	1,677		1,622	166,006

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 12 24	288.00	SF	17.70	17.70	100	2005	2005	3	24	1,223	
2	0855	CONC PAVER	0	100 0 0	300.00	SF	10.00	10.00	100	2018	2018	3	97	2,910	

EXTRA FEATURES	
54553 VIKKI RD, CALLAHAN	

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			166,006
TOTAL MARKET OB/XF VALUE			4,133
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			215,139
SOH/AGL Deduction			113,200
ASSESSED VALUE			101,939
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			51,939
TOTAL JUST VALUE			215,139
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			207,963

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24921	CARPORT	8,203	07/01/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0933/0036	5/19/2000	WD	U	I	10	43,900
GRANTOR: SCAFF BETTY SUE & ROS						
GRANTEE: HOLTON JOHNNIE JR &						
0844/0275	8/07/1998	PR	U	I	01	100
GRANTOR: SCAFF BETTY SUE P/R						
GRANTEE: SCAFF BETTY SUE						

BUILDING NOTES	

BUILDING DIMENSIONS	
FST=[YR=1993] W14 BAS=[YR=1993] W45 S28 E39 FOP=[YR=2011] S5 E5 N5 W5\$ E6 BAS=[YR=2003] E14 N22 W14 S22\$ N28\$ S6 E14 N6\$.	

LAND DESCRIPTION										TOTAL OB/XF														
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	000100	C	SFR	100		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							