

BLOCK 2 LOT 19  
2012 IMPE DW/MH  
IN OR 1861/1388

SMITH PATRICIA  
54140 ARMSTRONG RD  
CALLAHAN, FL 32011

2024

37-1N-25-299S-0002-0190



| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 05 | AVERAGE 100    |
| Roof Structur            | 03 | GABLE/HIP 100  |
| Roof Cover               | 03 | COMP SHNGL 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                 |    | 4 100          |
| Bathrooms                |    | 2 100          |
| Frame                    | 02 | WOOD FRAME 100 |
| Stories                  | 1. | 1. 100         |
| Units                    |    | 0 100          |
| BUD8 Adjustme            | 06 | DIST 1D 100    |

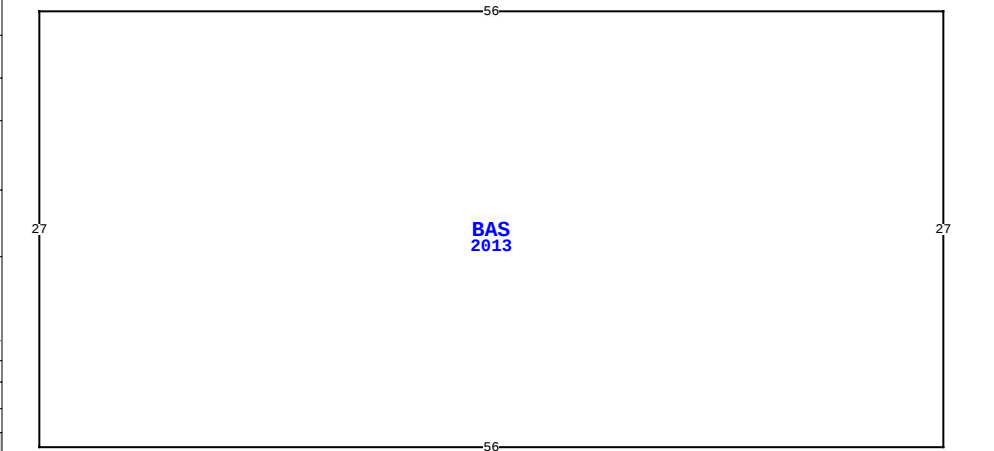
|                  |         |                  |
|------------------|---------|------------------|
| Quality          | 03      | Quality Level 03 |
| DOR CODE         | 0200    | MOBILE HOME      |
| MAP NUM          |         | MKT AREA 08      |
| NEIGHBORHOOD/LOC | 8026.00 |                  |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 1,512            | 100         | 1,512        | 93,034               |
| TOTALS    | 1,512            |             | 1,512        | 93,034               |

| EXTRA FEATURES |            |             |         |    |    |        |    |       |                |           |         |             |   |        |
|----------------|------------|-------------|---------|----|----|--------|----|-------|----------------|-----------|---------|-------------|---|--------|
| 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 |
| 1              | 0940       | SHEDS/PORT  | 0 100   | 12 | 12 | 144.00 | SF | 20.10 | 20.10          | 100       | 1983    | 1983        | 3 | 20     |

| LAND DESCRIPTION |          |     |                      |     |      |          |       |       |             |           |     |           |        |         |
|------------------|----------|-----|----------------------|-----|------|----------|-------|-------|-------------|-----------|-----|-----------|--------|---------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D  | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPHT FACT | % COND | TOT ADJ |
| 1                | 000102   | C   | SFR/MH               | 100 | 0006 | OR       | 0.00  | 0.00  | 1.00        | LT        |     | 1.00      | 1.00   | 1.00    |

| MARKET ADJUSTMENTS      |     |           |             |                |                   |      |      |      |                 |   |       |        |
|-------------------------|-----|-----------|-------------|----------------|-------------------|------|------|------|-----------------|---|-------|--------|
| TYPE                    | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW    | AYB  | EYB  | ECON | FNCT            |   | NORM  | % COND |
| 0800                    | 02  | 1,512     | 117.2000    | 87.90          | 132,905           | 2012 | 2012 | 0    | 0               | 0 | 30.00 | 70.00  |
| 1 M/H 94+ - 100% - 2014 |     |           |             |                | Heated Area: 1512 |      |      |      | HX Base Yr 2014 |   |       |        |



| BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE |
|----------|---------|----------|----------|-----------|---------|
|          |         |          |          |           |         |

|                              |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| 54140 ARMSTRONG RD, CALLAHAN |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|

| NASSAU COUNTY PROPERTY    |  |  |  |  |  |  |  |  |  |           |  |  |  |   |
|---------------------------|--|--|--|--|--|--|--|--|--|-----------|--|--|--|---|
| PAGE 1 of 1               |  |  |  |  |  |  |  |  |  |           |  |  |  | 6 |
| VALUATION SUMMARY         |  |  |  |  |  |  |  |  |  |           |  |  |  |   |
| VALUATION BY              |  |  |  |  |  |  |  |  |  | STANDARD  |  |  |  |   |
| Tax Group: 6              |  |  |  |  |  |  |  |  |  | Tax Dist: |  |  |  |   |
| BUILDING MARKET VALUE     |  |  |  |  |  |  |  |  |  | 93,034    |  |  |  |   |
| TOTAL MARKET OB/XF VALUE  |  |  |  |  |  |  |  |  |  | 579       |  |  |  |   |
| TOTAL LAND VALUE - MARKET |  |  |  |  |  |  |  |  |  | 45,000    |  |  |  |   |
| TOTAL MARKET VALUE        |  |  |  |  |  |  |  |  |  | 138,613   |  |  |  |   |
| SOH/AGL Deduction         |  |  |  |  |  |  |  |  |  | 47,113    |  |  |  |   |
| ASSESSED VALUE            |  |  |  |  |  |  |  |  |  | 91,500    |  |  |  |   |
| TOTAL EXEMPTION VALUE     |  |  |  |  |  |  |  |  |  | 50,000    |  |  |  |   |
| BASE TAXABLE VALUE        |  |  |  |  |  |  |  |  |  | 41,500    |  |  |  |   |
| TOTAL JUST VALUE          |  |  |  |  |  |  |  |  |  | 138,613   |  |  |  |   |
| NCON VALUE                |  |  |  |  |  |  |  |  |  | 0         |  |  |  |   |
| INCOME VALUE              |  |  |  |  |  |  |  |  |  |           |  |  |  |   |
| PREVIOUS YEAR MKT VALUE   |  |  |  |  |  |  |  |  |  | 134,891   |  |  |  |   |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED     |
|------------|-------------|-----|------------|
| MH135482   | CO ISSUED   | 0   | 08/14/2013 |
| MH135482   | MH MOVE-ON  | 0   | 07/01/2013 |

| SALES DATA                   |           |              |        |        |           |               |  |
|------------------------------|-----------|--------------|--------|--------|-----------|---------------|--|
| OFF RECORD<br>Number         | DATE      | TYPE<br>INST | Q<br>U | V<br>I | RSN<br>CD | SALE<br>PRICE |  |
| 1861/1388                    | 6/11/2013 | WD           | Q      | I      | 01        | 20,000        |  |
| GRANTOR: CABAL BRENDA E      |           |              |        |        |           |               |  |
| GRANTEE: SMITH PATRICIA      |           |              |        |        |           |               |  |
| 1861/1386                    | 6/11/2013 | QC           | U      | I      | 11        | 19,300        |  |
| GRANTOR: EDWARDS RONNIE L JR |           |              |        |        |           |               |  |
| GRANTEE: SMITH PATRICIA K    |           |              |        |        |           |               |  |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS              |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|----------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2013] W56 S27 E56 N27\$. |  |  |  |  |  |  |  |  |  |  |  |  |  |  |