

LOT 96
CLEAR LAKE ESTATES UNIT 2
PBK 8/195

HAYES LAWRENCE V JR & MARY L
53682 CARRINGTON DR
CALLAHAN, FL 32011

2024

46-2N-25-0240-0096-0000



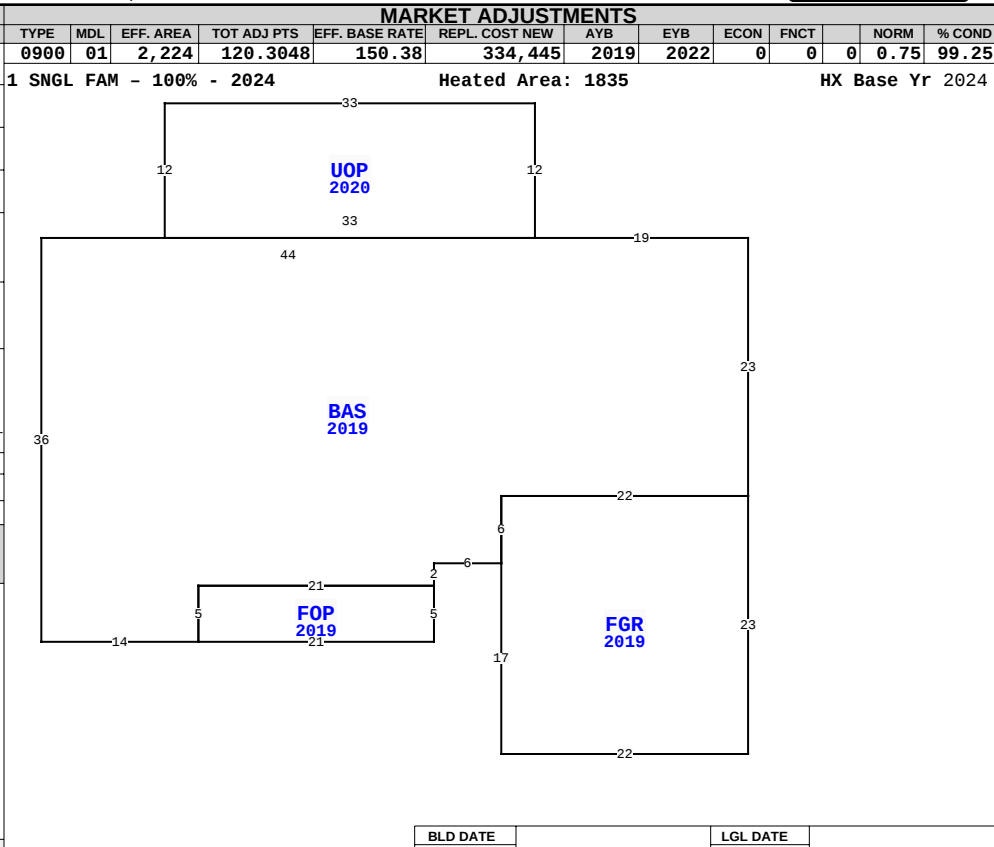
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 50
Interior Floo	14	CARPET 30
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8015.100	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,835	100	1,835	273,877
FGR	506	55	278	41,492
FOP	105	30	32	4,776
UOP	396	20	79	11,791
TOTALS	2,842		2,224	331,937

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0812	CONCRETE C	0 100	0	0	4,118.00	SF	4.00	4.00	100	2019

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100		OR	0.00	0.00	1.00	LT	1.00



53682 CARRINGTON DR, CALLAHAN	BLD DATE		LGL DATE	
	XF DATE		LAND DATE	
	INC DATE		AG DATE	

TOTAL OB/XF											
16,143	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
16,143	60,000.00	60,000.00	60,000								

NASSAU COUNTY PROPERTY											
PAGE 1 of 2										6	
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 6						Tax Dist:					
BUILDING MARKET VALUE						354,379					
TOTAL MARKET OB/XF VALUE						16,143					
TOTAL LAND VALUE - MARKET						60,000					
TOTAL MARKET VALUE						430,522					
SOH/AGL Deduction						152,319					
ASSESSED VALUE						278,203					
TOTAL EXEMPTION VALUE						50,000					
BASE TAXABLE VALUE						228,203					
TOTAL JUST VALUE						430,522					
NCON VALUE						14,493					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						396,575					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2002561	XFOB	10,432	03/20/2020
19001267	CO ISSUED	0	07/09/2019
19003349	GARAGE	32,161	06/01/2019
19001267	NEW CONSTR	245,578	02/01/2019

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2619/1330	2/14/2023	WD	Q	I	01	559,900	
GRANTOR: CARD DAVID PAUL & DEL							
GRANTEE: HAYES LAWRENCE V JR							
2291/0358	7/15/2019	WD	Q	I	01	332,300	
GRANTOR: KEN GREENE CONTRACTOR							
GRANTEE: CARD DAVID PAUL & D							

BUILDING NOTES											
----------------	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS											
BAS=[YR=2019] W19 UOP=[YR=2020] N12 W33 S12 E33\$ W44 S36 E14 FOP=[YR=2019] E21 N5 W21 S5\$ N5 E21 N2 E6 FGR=[YR=2019] S17 E22 N23 W22 S6\$ N6 E22 N23\$.											

HAYES LAWRENCE V JR & MARY L
53682 CARRINGTON DR
CALLAHAN, FL 32011

46-2N-25-0240-0096-0000

[illegible]