

IN OR 1055/474 & OR 1055/472
PAR 7 & PT CLOSED R/W
EX R/W OR 1019/1840

TRUE FAITH CHRISTIAN FELLOWSHIP INC
PO BOX 977
CALLAHAN, FL 32011

2024

47-2N-25-0000-0007-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	01	FIN.SUSPD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		4 100
Frame	01	TYP WD 100
Story Height		0 100
RMS		1 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	7100	CHURCHES
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8026.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,728	100	1,728	148,996
UOP	290	20	58	5,001
TOTALS	2,018		1,786	153,997

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0810	CONCRETE A	0	0	92	4	368.00	SF	6.50	6.50	
2	0940	SHEDS/PORT	0	0	10	24	240.00	SF	30.00	30.00	
3	0940	SHEDS/PORT	0	0	13	16	208.00	SF	30.00	30.00	
4	0447	CNC FNC 4'	0	0	0	0	200.00	LF	5.50	5.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	007100	C	CHURCH	0		CG	0.00	0.00	3.22	AC	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
7101	04	1,786	71.5500	111.98	199,996	1977	1977	0	0	23.00	77.00
1 CHURCH - 0% - 0											
Heated Area: 1728											
HX Base Yr											
BAS 1993 UOP 2014											

45019 PETREE RD, CALLAHAN											
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE											

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		153,997	
TOTAL MARKET OB/XF VALUE		3,685	
TOTAL LAND VALUE - MARKET		96,600	
TOTAL MARKET VALUE		254,282	
SOH/AGL Deduction		79,799	
ASSESSED VALUE		174,483	
TOTAL EXEMPTION VALUE		02	174,483
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		254,282	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		266,969	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	
1055/0474	5/13/2002	TD	Q	I		95,000	
GRANTOR: CLARKSON WILLIAM E &							
GRANTEE: TRUE FAITH CHRISTIA							
1055/0472	5/13/2002	QC	U	V	01	100	
GRANTOR: CLARKSON WILLIAM E &							
GRANTEE: TRUE FAITH CHRISTIA							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=1993] W54 S32 E54 UOP=[YR=2014] E10 N29 W10 S29\$ N32\$.											