

BUMGARDNER CHAD ALAN & DIANE LYNNE
34047 DAYBREAK DRIVE
CALLAHAN, FL 32011

2025



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall

03FACE BRICK 100

Roof Structur

03GABLE/HIP 100

Roof Cover

03COMP SHNGL 100

Interior Wall

05DRYWALL 100

Interior Floo

14CARPET 70

Interior Floo

11CLAY TILE 30

Air Condition

03CENTRAL 100

Heating Type

04AIR DUCTED 100

Bedrooms

4100

Bathrooms

2100

Frame

02WOOD FRAME 100

Stories

1.1.100

Units

0100

Occupancy

00NONE 100

Quality

04Quality Level 04

DOR CODE

0100SINGLE FAMILY

MAP NUM

MKT AREA08

NEIGHBORHOOD/LOC

8004.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

2,181

100

2003

2,181

283,209

FGR

550

55

2003

302

39,215

FOP

135

30

2003

40

5,194

FOP

184

30

2003

55

7,142

UOP

90

20

2021

18

2,337

USP

200

30

2021

60

7,792

TOTALS

3,340

2,656

344,889

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

OB/XF MKT VALUE

NOTES

1

0812

CONCRETE C

0100

0

0

1,820.00

SF

4.00

4.00

100

2003

2003

3

82

5,970

2

0500

FP-PRE FAB

0100

0

0

1.00

UT

3,500.00

3,500.00

100

2003

2003

3

86

3,010

3

0476

VF 6 SBPL

0100

0

0

98.00

LF

32.00

32.00

100

2021

2021

3

96

3,011

4

0470

VNYL GATE

0100

0

0

3.00

UT

300.00

300.00

100

2021

2021

3

96

864

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

000100

C

RES

100

0006

OR

0.00

0.00

1.00

LT

1.00

1.00

1.00

40,000.00

40,000.00

40,000

REVIEW DATE

12/22/2021

BY

TW

Total Acres:

0.00

Total Land Value:

40,000

Market:

0

Agricultural:

0

Common:

40,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYECONFNCTNORM% CONDDOR

0900

01

2,656

111.7872

147.56

391,919

2003

2008

0

0

0

12.00

88.00

0900

1

SNGL FAM - 100%

-

2022

Heated Area: 2181

HX Base Yr 2022

AREA

TOTAL

PCT

YEAR

TOT ADJ

SUBAREA

BAS

2,181

100

2003

2,181

283,209

FGR

550

55

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302

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FOP

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2,337

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3,340

2,656

344,889

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/21/2025

MLU

SALES DATA

OFF RECORD Number

DATE

TYPE INST

QU / I

V / I

RSN CD

SALE PRICE

2429/0606

1/19/2021

WD Q

I

02

325,000

GRANTOR: DEVEVO EDMOND E & MAN

GRANTEE: BUMGARDNER CHAD ALA

1509/1592

7/03/2007

WD Q

I

298,000

GRANTOR: STEVENS JOEL M & ROSE

GRANTEE: DEVEVO EDMOND E & M

BUILDING NOTES

BAS=[YR=2003] W22 UOP=[YR=2021] N10 W9 USP=[YR=2021] W20 S10 E4 FOP=[YR=2003] S9 E15 N9 W15\$ E16 N10\$ S10 E9\$ W10 S9 W15 N9 W14 S50 E16 FOP=[YR=2003] E23 FGR=[YR=2003] E22 N26 W7 S2 W11 N2 W4 S26\$ N8 W23 S8\$ N8 E23 N18 E4 S2 E11 N2 E7 N24 \$.