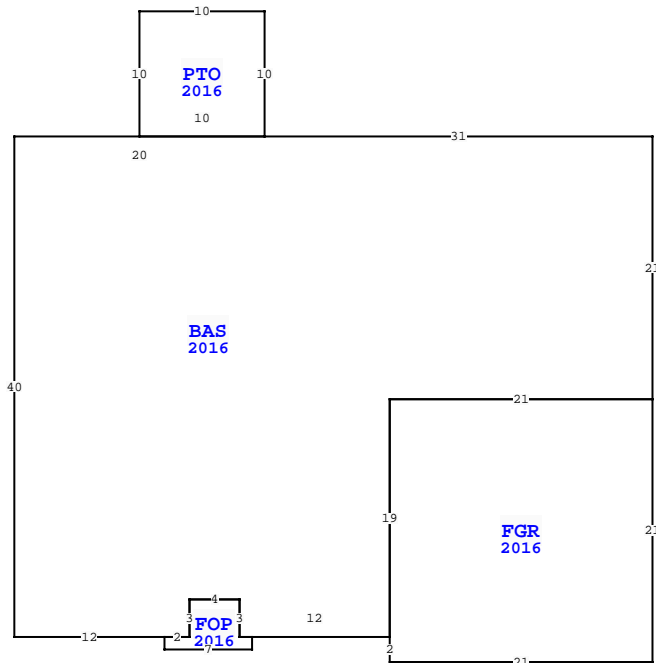


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	20	FACE BRICK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LVT/LAMMT	70
Interior Floor	14	CARPET	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	03	Quality Level	03
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8124.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,629	100	2016
FGR	441	55	2016
FOP	19	30	2016
PTO	100	5	2016
TOTALS	2,189		
		1,883	255,077

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0900	01	1,883	109.1720	144.11	271,359	2016	2016	0	0	6.00	94.00		
1 SNGL FAM - 100% - 2017 Heated Area: 1629 HX Base Yr 2017													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		262,059	
TOTAL MARKET OB/XF VALUE		13,951	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		336,010	
SOH/AGL Deduction		133,009	
ASSESSED VALUE		203,001	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		152,279	
TOTAL JUST VALUE		336,010	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		324,235	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19005529	CARPORT	6,000	07/01/2019
B1632843	CO ISSUED	0	10/31/2016
B1632843	NEW CONSTR	198,262	08/01/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2083/1991	11/14/2016	WD Q	Q	I	01	191,800
GRANTOR: KENNETH L GREENE CONT						
GRANTEE: STONE ANTHONY D & T						
2083/1986	11/14/2016	WD U	U	I	11	100
GRANTOR: PRESERVE FLORIDA'S WE						
GRANTEE: KENNETH L GREENE CO						

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	0810	CONCRETE A	0	100	0	1,667.00	SF	6.50	6.50	100	2016	2016	3	95	10,294	
2	0810	CONCRETE A	0	100	0	580.00	SF	6.50	6.50	100	2019	2019	3	97	3,657	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

BUILDING NOTES													
51092 BLOOMINGTON WAY, CALLAHAN													

BUILDING DIMENSIONS													
BAS=[YR=2016] W31 PTO=[YR=2016] N10 W10 S10 E10\$ W20 S40 E12													
FOP=[YR=2016] S1 E7 N1 W1 N3 W4 S3 W2\$ E2 N3 E4 S3 E12													
FGR=[YR=2016] S2 E21 N21 W21 S19\$ N19 E21 N21\$.													

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	RES	100		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

