

LOTS 10 EX S-2 ALL OF LOT 25
IN OR 2337/337
EX ESMT OR 247/298

PEEPLS TONI & CARLTON
44495 ARTESIAN BLVD
CALLAHAN, FL 32011

2025

04-1N-25-2780-0010-0010



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	14	CARPET 60			
Interior Floo	11	CLAY TILE 40			
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			
BUD8 Adjustme	06	DIST 1D 100			
Occupancy	00	NONE 100			
Quality	05	Quality Level 05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA		08	
NEIGHBORHOOD/LOC	8006.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,132	100	1993	2,132	181,871
FGR	528	55	1993	290	24,738
FOP	16	30	1993	5	426
FSP	494	40	2012	198	16,890
TOTALS	3,170			2,625	223,927

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,625	118.4832	118.48	311,010	1974	1984	0	0	0	28.00	72.00

1 SINGLE FAM - 100% - 2015

Heated Area: 2132

HX Base Yr 2015

Diagram showing building layout with dimensions and area calculations. The plan includes a main rectangular area (BAS 1993) and several smaller rectangular areas (FGR 1993, FOP 1993, FSP 2012). Dimensions are provided for each side of the rectangles, and the total area is 2132.

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025

MLU

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