

BEVERLY WILLIAM L & LINDA L
44073 QUAIL RIDGE DRIVE
CALLAHAN, FL 32011

06-1N-25-199S-0001-0100

NASSAU COUNTY PROPERTY						PAGE 1 of 1		6
VALUATION SUMMARY								
VALUATION BY								STANDARD
Tax Group: 6				Tax Dist:				
BUILDING MARKET VALUE								258,858
TOTAL MARKET OB/XF VALUE								10,143
TOTAL LAND VALUE - MARKET								91,800
TOTAL MARKET VALUE								360,801
SOH/AGL Deduction								202,873
ASSESSED VALUE								157,928
TOTAL EXEMPTION VALUE				HX HB				50,722
BASE TAXABLE VALUE								107,206
TOTAL JUST VALUE								360,801
NCON VALUE								0
INCOME VALUE								
PREVIOUS YEAR MKT VALUE								333,327
PERMIT NUM		DESCRIPTION			AMT		ISSUED	
21011235		REPAIR/RRF			16,000		08/25/2021	
19000373		GARAGE			12,045		01/01/2019	
B007201		ADDITION			27,048		06/01/2000	
2541		NEW CONSTR			2,300		07/23/1992	
2540		NEW CONSTR			3,550		07/22/1992	
2533		NEW CONSTR			55,000		07/16/1992	
SALES DATA								
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE
1104/0125		12/30/2002		WD	Q	I		159,000
GRANTOR: PAUL ROBERT V & DEANN								
GRANTEE: BEVERLY WILLIAM L &								
0793/1557		5/16/1997		WD	U	I	09	96,000
GRANTOR: PERRY MARK E & MACY J								
GRANTEE: PAUL ROBERT & DEANN								
BUILDING NOTES								
BUILDING DIMENSIONS								
FSP=[YR=2012] W5 BAS=[YR=1993] W22 BAS=[YR=2001] N10 W2 N2 W8 S2 W13 S28 E23 N18\$ S18 W23 S24 E14 FOP=[YR=1993] S6 E24 N6 W24\$ E36 N24 W5 N18\$ S18 E5 N18\$.								
ND UE	OTHER ADJUSTMENTS AND NOTES			YEAR	DENSITY	DECL	FRZ	YR CONSRV
61,200								
30,600								
Common: 91,800 PRINTED 07/30/2025 BY SYS								