

REAVES AUTUMN S
44134 CATIES WAY
CALLAHAN, FL 32011

2025



BUILDING CHARACTERISTICS

ELEMENT

CD

Exterior Wall

03

VINYL 100

Roof Structur

03

GABLE/HIP 100

Roof Cover

12

MODULAR MT 100

Interior Wall

05

DRYWALL 100

Interior Floo

14

CARPET 80

Interior Floo

08

SHT VINYL 20

Air Condition

03

CENTRAL 100

Heating Type

04

AIR DUCTED 100

Bedrooms

3 100

Bathrooms

2 100

Frame

02

WOOD FRAME 100

Stories

1.

Units

1. 100
0 100

Quality

03 Quality Level 03

DOR CODE

0200 MOBILE HOME

MAP NUM

MKT AREA 08

NEIGHBORHOOD/LOC

8017.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,826

100

1998

1,826

95,610

UOP

130

25

2013

32

1,676

UOP

156

25

2013

39

2,042

TOTALS

2,112

1,897

99,327

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

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

REVIEW DATE

05/10/2024

BY

TWA

Total Acres:

0.00

Total Land Value:

60,000

Market:

0

Agricultural:

0

Common:

60,000

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0800

02

1,897

123.2000

104.72

198,654

1998

2003

0

0

50.00

50.00

1 M/H 94+ - 0% - 2024

Heated Area: 1826

HX Base Yr

10

12

20

13

13

13

10

12

22

27

27

16

58

UOP

2013

UOP

2013

BAS

1998

VALUATION BY

Tax Group: 6

Tax Dist:

STANDARD

BUILDING MARKET VALUE

99,327

TOTAL MARKET OB/XF VALUE

0

TOTAL LAND VALUE - MARKET

60,000

TOTAL MARKET VALUE

159,327

SOH/AGL Deduction

0

ASSESSED VALUE

159,327

TOTAL EXEMPTION VALUE

0

BASE TAXABLE VALUE

159,327

TOTAL JUST VALUE

159,327

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

151,147

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

2628/0314

3/28/2023

QC

U

I

11

100

GRANTOR: REAVES SHAWN

GRANTEE: REAVES AUTUMN S

2483/0407

7/14/2021

WD

U

I

38

74,300

GRANTOR: LOUDERMILK ROBERT & R

GRANTEE: REAVES SHAWN

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1998] W16 N13 W20 UOP=[YR=2013] W12UOP=[YR=2013] W10 S13 E10 N13\$ S13 E12 N13\$ S13 W22 S27 E58 N27\$.