

BLOCK 2 LOT 29
IN OR 2159/1703
R108190 & R108191

WEYLAND MICHAEL C/WEYLAND RAY
44589 MAPLEWOOD COURT
CALLAHAN, FL 32011

2025

16-1N-25-2912-0002-0290



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	04	PLYWOOD 50			
Interior Wall	05	DRYWALL 50			
Interior Floor	14	CARPET 100			
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			
Quality		03	Quality Level 03		
DOR CODE		0200	MOBILE HOME		
MAP NUM			MKT AREA		08
NEIGHBORHOOD/LOC		8005.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100	1993	1,344	38,062
TOTALS	1,344			1,344	38,062

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,344	118.0000	94.40	126,874	1983	1983	0	0	70.00	30.00
1 M/H 93- - 50% - 2025											
Heated Area: 1344											
HX Base Yr 2025											
24											
BAS 1993											
56											
44											
56											

NASSAU COUNTY PROPERTY										PAGE 1 of 1		6
VALUATION SUMMARY												
VALUATION BY										STANDARD		
Tax Group: 6					Tax Dist:							
BUILDING MARKET VALUE					38,062							
TOTAL MARKET OB/XF VALUE					1,048							
TOTAL LAND VALUE - MARKET					50,000							
TOTAL MARKET VALUE					89,110							
SOH/AGL Deduction					0							
ASSESSED VALUE					89,110							
TOTAL EXEMPTION VALUE					HA HAB		25,000					
BASE TAXABLE VALUE					64,110							
TOTAL JUST VALUE					89,110							
NCON VALUE					0							
INCOME VALUE												
PREVIOUS YEAR MKT VALUE					84,359							