

LOT 33-3 IN SEC 16 &
PARCEL 30-4 IN SEC 9
MH/ID DSI10887A & DSI10887B

PENTECOSTAL BREAD OF LIFE CHURCH INC/
45243 KERI BLVD
CALLAHAN, FL 32011

2025

16-3N-24-2020-0033-0030



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures	4	100
Frame	03	MASONRY 100
Story Height	0	100
RMS	2	100
Stories	2.	2. 100
Units	0	100
BUD8 Adjustme	03	DIST HI 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	7100	CHURCHES
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	648	100	1993	648	61,847
FOP	72	30	1993	22	2,100
FUS	648	100	1993	648	61,847
UOP	30	20	1993	6	573

TOTALS	1,398			1,324	126,367
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0811	CONCRETE B	0	0	0	0	716.00	SF	5.20
2	1242	WD DECK A	0	0	12	4	48.00	SF	10.00
3	0978	SECURTY LT	0	0	0	0	1.00	UT	450.00
4	0972	ST LGHT UN	0	0	0	0	1.00	UT	1,265.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	007100	C	CHURCH	0	0004	C-1	-134.00	240.00	15,470.00
2	000100	C	RES	0		C-1	-116.00	400.00	46,302.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
7101	04	1,324	95.4450	149.13	197,448	1954	1954	0	0	0	36.00	64.00
1 CHURCH - 0% - 0												
Heated Area: 1296												
HX Base Yr												
24 27 27 24 6 12 FOP 1993 11 5 6 13 27 24 FUS 1993 6 5 6 5 UOP 1993												

BLD DATE	09/11/2020	KKA	LGL DATE	
XF DATE	09/11/2020	KKA	LAND DATE	09/11/2020
INC DATE			AG DATE	

TOTAL OB/XF												
4,166												

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		228,989	
TOTAL MARKET OB/XF VALUE		4,166	
TOTAL LAND VALUE - MARKET		123,544	
TOTAL MARKET VALUE		356,699	
SOH/AGL Deduction		61,160	
ASSESSED VALUE		295,539	
TOTAL EXEMPTION VALUE		02	295,539
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		356,699	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		349,569	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
0786	NEW CONSTR	77,500	10/24/2000
9304063	ADDITION	500	04/23/1993

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1821/1042	10/25/2012	WD	Q	I	02	225,000	
GRANTOR: SELDOMRIDGE MICHAEL R							
GRANTEE: PENTECOSTAL BREAD O							
1765/1330	11/22/2011	WD	U	I	17	135,000	
GRANTOR: THE CORNERSTONE MINIS							
GRANTEE: SELDOMRIDGE MICHAEL							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W24 S27 FOP=[YR=1993] S6 E12 N6 W12\$E24 N27\$ PTR=E15 FUS=[YR=1993] E11 UOP=[YR=1993] N5 E6 S5 W6\$ E13 S27 W24 N27\$ W15\$.									

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