

HIGGS LORRI A
45196 AMERICAN DREAM DR
CALLAHAN, FL 32011

22-2N-25-1460-0005-0000

NASSAU COUNTY PROPERTY					PAGE 1 of 1		6	
VALUATION SUMMARY								
VALUATION BY				STANDARD				
Tax Group: 6				Tax Dist:				
BUILDING MARKET VALUE				431,455				
TOTAL MARKET OB/XF VALUE				14,588				
TOTAL LAND VALUE - MARKET				60,000				
TOTAL MARKET VALUE				506,043				
SOH/AGL Deduction				132,215				
ASSESSED VALUE				373,828				
TOTAL EXEMPTION VALUE				WX HX HB		55,722		
BASE TAXABLE VALUE				318,106				
TOTAL JUST VALUE				506,043				
NCON VALUE				0				
INCOME VALUE								
PREVIOUS YEAR MKT VALUE				486,241				
PERMIT NUM		DESCRIPTION		AMT		ISSUED		
C2217397		CO				07/05/2023		
B2217397		NEW CONSTR		427,838		11/23/2022		
SALES DATA								
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE
2512/1649		10/29/2021		SW	Q	V	01	70,000
GRANTOR: U Y PROPERTIES LLC								
GRANTEE: HIGGS ASA A & LORRI								
1634/0724		8/06/2009		WD	U	I	11	100
GRANTOR: TOY GEORGETTE								
GRANTEE: U Y PROPERTIES LLC								
BUILDING NOTES								