

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 70	
Interior Floo	08	SHT VINYL 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		4 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	0	0 100	
Units	0	0 100	
Occupancy	00	NONE 100	
Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC		8005.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,280	100	2010
TOTALS	2,280		2,280

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SFR	MODULR - 100%	2007	91.73	209,144	2010	2010	0	0	6.50	93.50
Heated Area: 2280						HX Base Yr 2007					
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> 76 76 30 30 <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%);"> <p>BAS 2010</p> </div> </div>											

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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE			195,550
TOTAL MARKET OB/XF VALUE			6,767
TOTAL LAND VALUE - MARKET			70,000
TOTAL MARKET VALUE			272,317
SOH/AGL Deduction			153,607
ASSESSED VALUE			118,710
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			67,988
TOTAL JUST VALUE			272,317
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			241,571

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24071	CO ISSUED	0	12/21/2010
M15794	H/AC	0	12/01/2010
P14505	NEW CONSTR	0	10/01/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1424/1475	6/30/2006	WD	Q	I	06	40,000
GRANTOR: HIGGINBOTHAM MARVIN E						
GRANTEE: DAVIS STEVEN G & CH						

EXTRA FEATURES		43203 BLAIR CT, CALLAHAN	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
1	0680	POLE SHED	0 100
2	0810	CONCRETE A	0 100
3	0681	POLE SHED	0 100
4	0812	CONCRETE C	0 100

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
1	0680	POLE SHED	0 100	26	24	624.00	SF	7.50	7.50	100	1990	1990	3	20	936	
2	0810	CONCRETE A	0 100	24	3	72.00	SF	6.50	6.50	100	2006	2006	3	86	402	
3	0681	POLE SHED	0 100	24	20	480.00	SF	15.00	15.00	100	1991	1991	3	20	1,440	
4	0812	CONCRETE C	0 100	0	0	1,061.00	SF	4.00	4.00	100	2014	2014	3	94	3,989	
TOTAL OB/XF 6,767																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2010] W76 S30 E76 N30\$.	

LAND DESCRIPTION		TOTAL OB/XF 6,767																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	100		OR	0.00	0.00	2.00	AC		1.00	1.00	1.00	35,000.00	35,000.00	70,000							