

MESQUIT ROBERT B/THOMAS TAMMY L
43138 JEEP TRAIL
CALLAHAN, FL 32011

24-1N-24-0750-0004-0154

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

30 VINYL 100
03 GABLE/HIP 100
03 COMP SHNGL 100
05 DRYWALL 100
14 CARPET 90
08 SHT VINYL 10
03 CENTRAL 100
04 AIR DUCTED 100

3 100
2 100
02 WOOD FRAME 100

1. 1. 100
0 100

Quality03 Quality Level 03
DOR CODE0200MOBILE HOME
MAP NUMMKT AREA08
NEIGHBORHOOD/LOC8005.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100	1999	1,056	44,334
UOP	128	25	1999	32	1,344

TOTALS1,1841,08845,678

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0800

02

1,088

117.6000

99.96

108,756

1999

1999

0

0

0 58.00

42.00

1 M/H 94+ - 0% - 0

Heated Area: 1056

HX Base Yr

44

24

30

16

8

16

8

BAS

1999

UOP

1999

EXTRA FEATURES

43138 JEEP TRL, CALLAHAN

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

0350

CARPORT WD

0 0

13 8

104.00

SF

9.10

9.10

100

2002

2002

3

20

189

2

0350

CARPORT WD

0 0

23 19

437.00

SF

9.75

9.75

100

2002

2002

3

20

852

3

0940

SHEDS/PORT

0 0

19 8

152.00

SF

30.00

30.00

100

2002

2002

3

20

912

4

0510

GARAGE WD-

0 0

24 11

264.00

SF

28.00

28.00

100

2011

2011

3

60

4,435

5

0940

SHEDS/PORT

0 0

24 12

288.00

SF

30.00

30.00

100

2012

2012

3

50

4,320

LAND DESCRIPTION

TOTAL OB/XF

10,708

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

1

000100

C

RES

0

0007

OR

0.00

0.00

2.00

AC

1.00

1.00

0.80

35,000.00

28,000.00

56,000

REVIEW DATE

06/08/2022

BY

TWA

Total Acres: 2.00

Total Land Value: 56,000

Market: 0

Agricultural: 0

Common: 56,000

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NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6

Tax Dist:

BUILDING MARKET VALUE

45,678

TOTAL MARKET OB/XF VALUE

10,708

TOTAL LAND VALUE - MARKET

56,000

TOTAL MARKET VALUE

112,386

SOH/AGL Deduction

15,631

ASSESSED VALUE

96,755

TOTAL EXEMPTION VALUE

0

BASE TAXABLE VALUE

96,755

TOTAL JUST VALUE

112,386

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

101,659

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVALUERSNCD SALE PRICE

1907/0606

3/06/2014

WD

U

I

11

100

GRANTOR:MESQUIT ROBERT B

GRANTEE:MESQUIT ROBERT B &

1739/0169

5/13/2011

WD

U

I

11

16,800

GRANTOR:SECRETARY OF HOUSING

GRANTEE:MESQUIT ROBERT B

BUILDING NOTES

BAS=[YR=1999] W44 S24 E14 UOP=[YR=1999] S8 E16 N8 W16\$ E30 N24\$.