

BLK 4 LOT PT OF 3
IN OR 2640/871
BOOTH'S SURVEY PBK 1/29

GRAY SHERRY M L/E/
45316 GREEN AVE
CALLAHAN, FL 32011

2025

29-2N-25-3120-0045-0010



BUILDING CHARACTERISTICS					
ELEMENT		CD	CONSTRUCTION		
Exterior Wall		20	FACE BRICK 100		
Roof Structure		03	GABLE/HIP 100		
Roof Cover		03	COMP SHNGL 100		
Interior Wall		05	DRYWALL 100		
Interior Floor		14	CARPET 100		
Air Condition		03	CENTRAL 100		
Heating Type		04	AIR DUCTED 100		
Bedrooms			2 100		
Bathrooms			2 100		
Frame		02	WOOD FRAME 100		
Stories		1.	1. 100		
Units			0 100		
BUD8 Adjustme		01	DIST CA 100		
Occupancy		00	NONE 100		
Quality		05	Quality Level 05		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		07
NEIGHBORHOOD/LOC		7001.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,567	100	1993	1,567	145,400
FEP	300	80	1993	240	22,269
FGR	567	55	1993	312	28,950
UOP	280	20	2024	56	5,196
TOTALS	2,714			2,175	201,816

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,175	118.5800	118.58	257,912	1983	1995	0	0	0	21.75	78.25

1 SINGLE FAM - 100% - 2019

Heated Area: 1567

HX Base Yr 2019

25

27

12

12

25

28

28

27

28

21

10

10

28

27

FEP
1993

BAS
1993

FGR
1993

UOP
2024

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/02/2023

MLU