

BLOCK 3 SUB LOT B OF LOT 6
IN OR 2276/1809
E H BRADDOCK ADD DB 39/362

HALL KATHERINE R
45220 BOOTH ST
CALLAHAN, FL 32011

2025

29-2N-25-3160-0003-0063



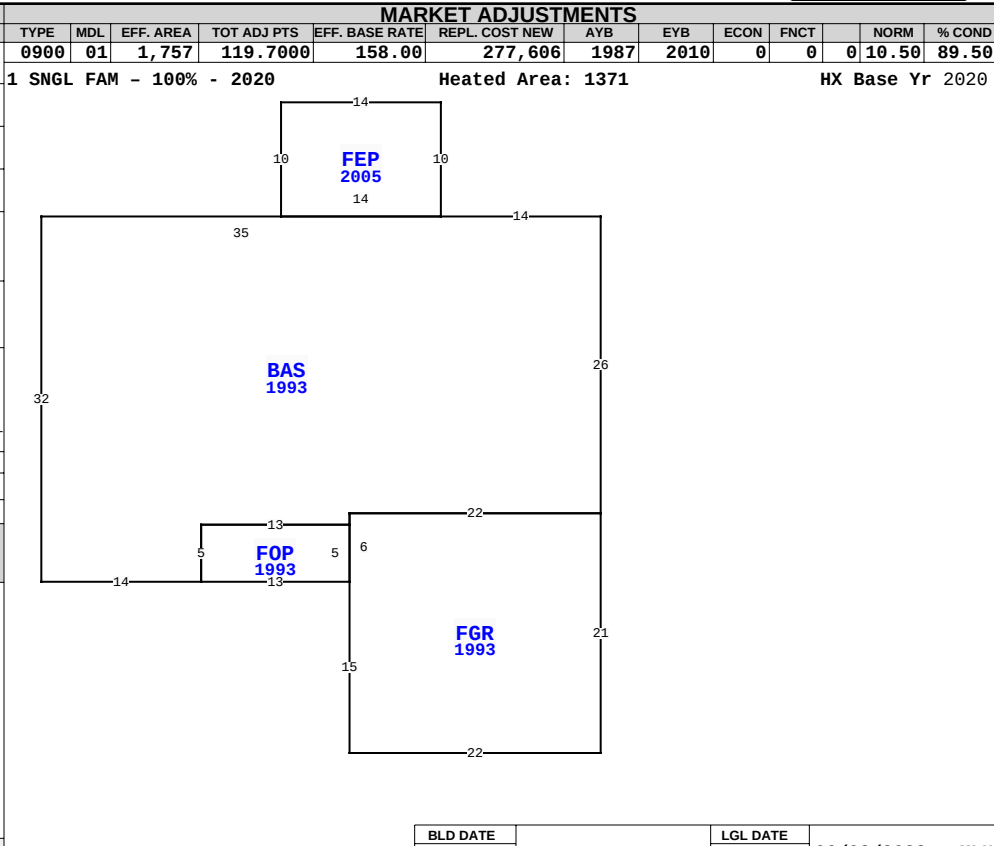
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	01	DIST CA 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
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	1,371	100	1993	1,371	193,873
FEP	140	80	2005	112	15,838
FGR	462	55	1993	254	35,918
FOP	65	30	1993	20	2,828
TOTALS	2,038			1,757	248,457

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EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0810	CONCRETE A	0	100	23	4	
2	0811	CONCRETE B	0	100	22	33	
3	0500	FP-PRE FAB	0	100	0	0	
4	0810	CONCRETE A	0	100	5	7	

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000100	C	RES	100	0006



BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/02/2023
INC DATE		AG DATE	MLU

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY										STANDARD	
Tax Group: 1										Tax Dist:	
BUILDING MARKET VALUE										248,457	
TOTAL MARKET OB/XF VALUE										4,378	
TOTAL LAND VALUE - MARKET										49,000	
TOTAL MARKET VALUE										301,835	
SOH/AGL Deduction										146,026	
ASSESSED VALUE										155,809	
TOTAL EXEMPTION VALUE										50,722	
BASE TAXABLE VALUE										105,087	
TOTAL JUST VALUE										301,835	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										290,813	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
4300	REPAIR/RRF	16,677	01/04/2020
B2840	NEW CONSTR	0	09/28/2005
2134	N/A	2,650	04/08/1987
2121	N/A	3,000	03/11/1987

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2276/1809	5/24/2019	WD	Q	I	02	235,000	
GRANTOR: KELL Y MITCHELL & H							
GRANTEE: HALL KATHRINE R							
2213/0297	7/24/2018	WD	Q	I	01	120,000	
GRANTOR: GEIGER WALTER RAY & M							
GRANTEE: KELL Y MITCHELL &							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W14 FEP=[YR=2005] N10 W14 S10 E14\$ W35 S32 E14 FOP=[YR=1993] E13 FGR=[YR=1993] S15 E22 N21 W22 S6 \$ N5 W13 S5\$ N5 E13 N1 E22 N26 \$.											