



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	30	VINYL 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 60	
Interior Floo	08	SHT VINYL 40	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	0	0 100	
Units		0 100	
Quality	04	Quality Level 04	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,344	100	2017
TOTALS	1,344		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0800	02	1,344	134.6400	114.44	153,807	2006	2006	0	0	44.00	56.00	
1 M/H 94+ - 0% - 0			Heated Area: 1344				HX Base Yr					
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> <span style="position: absolute; top: 0; left: 50%; transform: translate(-50%, 0);">-56-</span> <span style="position: absolute; bottom: 0; left: 50%; transform: translate(-50%, 0);">-56-</span> <span style="position: absolute; left: 24%; top: 50%; transform: translate(0, -50%);">24</span> <span style="position: absolute; right: 24%; top: 50%; transform: translate(0, -50%);">24</span> <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); color: blue;">                     BAS 2017                 </div> </div>												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE										05/21/2025	MLU	
LAND DATE												
AG DATE												

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			86,132
TOTAL MARKET OB/XF VALUE			4,846
TOTAL LAND VALUE - MARKET			43,650
TOTAL MARKET VALUE			134,628
SOH/AGL Deduction			20,487
ASSESSED VALUE			114,141
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			114,141
TOTAL JUST VALUE			134,628
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			112,776

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P036491	NEW CONSTR	0	01/02/2003
MH034071	MH MOVE-ON	0	01/02/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2699/1231	3/08/2024	WD	U	I	11	100
GRANTOR: ELLIOTT ROBERT A & PAU						
GRANTEE: HINSON CLIFTON BISH						
1864/1738	6/27/2013	QC	U	I	11	100
GRANTOR: ELLIOTT ROBERT A						
GRANTEE: ELLIOTT ROBERT A &						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2017] W56 S24 E56 N24\$.	

EXTRA FEATURES																	
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	0811	CONCRETE B	0	0	65	11	715.00	SF	5.20	5.20	100	2008	2008	3	88	3,272	
2	1242	WD DECK A	0	0	32	12	384.00	SF	5.00	5.00	100	2019	2019	3	82	1,574	
TOTALS																	
36028 BETHEL CHURCH RD, CALLAHAN																	

LAND DESCRIPTION													TOTAL OB/XF											
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	0	0005	OR	0.00	0.00	0.97	AC		1.00	1.00	1.00	45,000.00	45,000.00	43,650							