PT OF E1/2 OF SW1/4 OF NW1/4
GOVT LOT 1
IN OR 944/1376

ADDY RALPH C II & JEAN H/
36753 DYAL ROAD
CALLAHAN, FL 32011

2025

36-3N-24-0000-0007-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	03	CONC FINSH 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1.5 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01

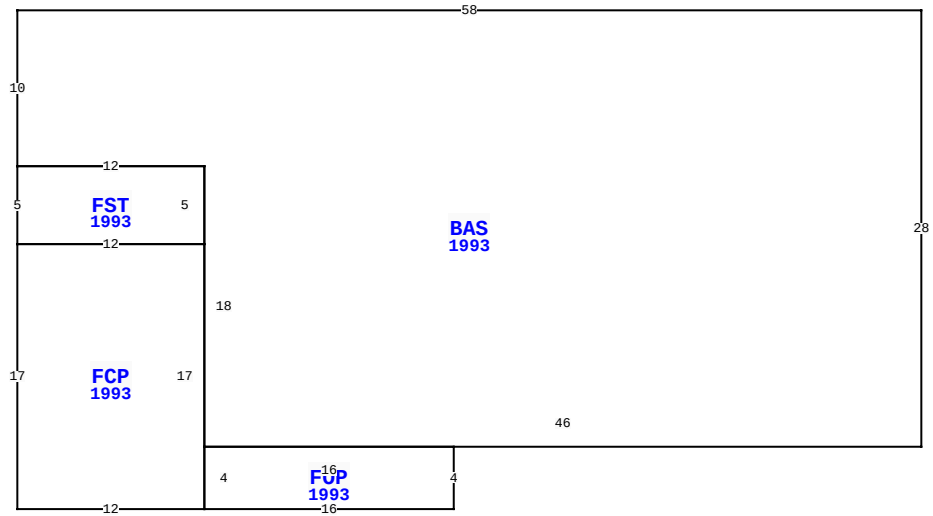
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,408	100	1993	1,408	47,568
FCP	204	25	1993	51	1,723
FOP	64	30	1993	19	642
FST	60	55	1993	33	1,115
TOTALS	1,736			1,511	51,048

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	PD	NORM	% COND
0100	01	1,511	84.4560	84.46	127,619	1962	1962	0	0	40	34.00	40.00

1 SINGLE FAM – 0% - 2003 Heated Area: 1408 HX Base Yr 2003



36753 DYAL RD, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/21/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 5 4

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		641,604
TOTAL MARKET OB/XF VALUE		36,261
TOTAL LAND VALUE - MARKET		207,675
TOTAL MARKET VALUE		885,540
SOH/AGL Deduction		436,328
ASSESSED VALUE		449,212
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		398,490
TOTAL JUST VALUE		885,540
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		848,663

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24386	GARAGE	69,588	02/01/2011
B0413252	GARAGE	69,300	01/07/2004
MH044350	MH MOVE-ON	0	01/04/2004
B0412481	FOUNDATION	1,900	01/03/2004
B018625	NEW CONSTR	250,000	08/01/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0944/1376	8/14/2000	WD	Q	I		110,000

GRANTOR: EVERRITT WILBUR T & B
GRANTEE: ADDY RALPH C II & J

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W58 S10 FST=[YR=1993] S5 FCP=[YR=1993] S17 E12 FOP=[YR=1993] E16 N4 W16 S4 $ N17 W12 $ E12 N5 W12 $ E12 S18 E46 N28 $.

EXTRA FEATURES

LN	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	0500	FP-PRE FAB	0	100	0	0	2.00	UT	3,500.00	3,500.00	100	2002	2002	3	85	5,950	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2002	2002	3	85	2,975	
3	0940	SHEDS/PORT	0	100	12	10	120.00	SF	30.00	30.00	100	2002	2002	3	20	720	
4	0936	SEPTC TANK	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2004	2004	3	100	6,000	
5	0752	USP	0	100	7	7	49.00	SF	15.00	15.00	100	2004	2004	3	32	235	
6	0940	SHEDS/PORT	0	100	12	10	120.00	SF	20.10	20.10	100	1990	1990	3	20	482	
7	0812	CONCRETE C	0	100	0	0	5,653.00	SF	4.00	4.00	100	2008	2008	3	88	19,899	

LAND DESCRIPTION

TOTAL OB/XF 36,261

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	100	0005	OR	0.00	0.00	10.65	AC		1.00	1.00	1.00	19,500.00	19,500.00	207,675							

REVIEW DATE 07/21/2021 BY TWA Total Acres: 10.65 Total Land Value: 207,675 Market: 0 Agricultural: 0 Common: 207,675 PRINTED 07/30/2025 BY SYS

PT OF E1/2 OF SW1/4 OF NW1/4
GOVT LOT 1
IN OR 944/1376

ADDY RALPH C II & JEAN H/
36753 DYAL ROAD
CALLAHAN, FL 32011

2025

36-3N-24-0000-0007-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04

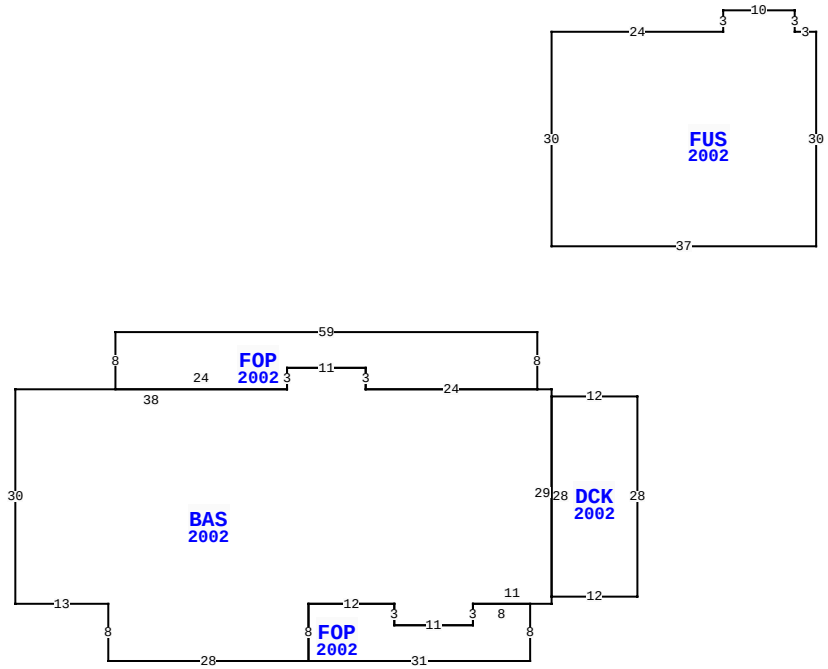
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,540	100	2002	2,540	307,104
DCK	336	10	2002	34	4,111
FOP	215	30	2002	64	7,738
FOP	439	30	2002	132	15,960
FUS	1,140	100	2002	1,140	137,834
TOTALS	4,670			3,910	472,747

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	3,910	102.6270	135.47	529,688	2002	2002	0	0	0	10.75	89.25

2 SNGL FAM – 100% - 2003 Heated Area: 3680 HX Base Yr 2003



36753 DYAL RD, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/21/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		641,604
TOTAL MARKET OB/XF VALUE		36,261
TOTAL LAND VALUE - MARKET		207,675
TOTAL MARKET VALUE		885,540
SOH/AGL Deduction		436,328
ASSESSED VALUE		449,212
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		398,490
TOTAL JUST VALUE		885,540
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		848,663

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0944/1376	8/14/2000	WD	Q	I		110,000

GRANTOR: EVERRITT WILBUR T & B
GRANTEE: ADDY RALPH C II & J

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W2 FOP=[YR=2002] N8 W59 S8 E24 N3 E11 S3 E24$ W24 N3 W11 S3 W38 S30 E13 S8 E28 FOP=[YR=2002] E31 N8 W8 S3 W11 N3 W12 S8$ N8 E12 S3 E11 N3 E11 N1 DCK=[YR=2002] E12 N28 W12 S28$ N29$ PTR=N20 FUS=[YR=2002] N30 E24 N3 E10 S3 E3 S30 W37$ S20$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 07/21/2021 BY TWA Total Acres: 10.65 Total Land Value: 207,675 Market: 0 Agricultural: 0 Common: 207,675 PRINTED 07/30/2025 BY SYS

PT OF E1/2 OF SW1/4 OF NW1/4
GOVT LOT 1
IN OR 944/1376

ADDY RALPH C II & JEAN H/
36753 DYAL ROAD
CALLAHAN, FL 32011

2025

36-3N-24-0000-0007-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall		N/A 100
Interior Floo	03	CONC FINSH 100
Air Condition	99	N/A 100
Heating Type		N/A 100
Bedrooms		0 100
Bathrooms		0 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

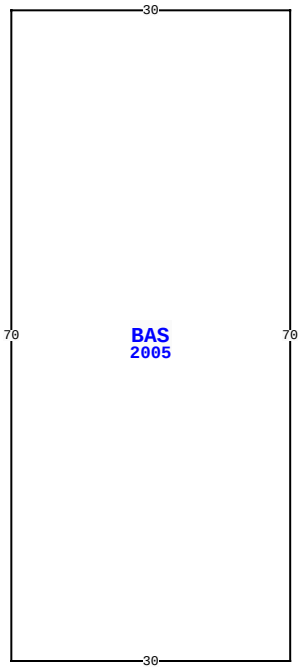
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,100	100	2005	2,100	27,413
TOTALS	2,100			2,100	27,413

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6500	01	2,100	49.0000	18.13	38,073	2005	2005	0	0	0	28.00	72.00

3 GARAGE RES – 100% - 2003 Heated Area: 2100 HX Base Yr 2003



36753 DYAL RD, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/21/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		641,604
TOTAL MARKET OB/XF VALUE		36,261
TOTAL LAND VALUE - MARKET		207,675
TOTAL MARKET VALUE		885,540
SOH/AGL Deduction		436,328
ASSESSED VALUE		449,212
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		398,490
TOTAL JUST VALUE		885,540
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		848,663

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0944/1376	8/14/2000	WD	Q	I		110,000

GRANTOR: EVERRITT WILBUR T & B
GRANTEE: ADDY RALPH C II & J

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W30 S70 E30 N70$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 07/21/2021 BY TWA Total Acres: 10.65 Total Land Value: 207,675 Market: 0 Agricultural: 0 Common: 207,675 PRINTED 07/30/2025 BY SYS

PT OF E1/2 OF SW1/4 OF NW1/4
GOVT LOT 1
IN OR 944/1376

ADDY RALPH C II & JEAN H/
36753 DYAL ROAD
CALLAHAN, FL 32011

2025

36-3N-24-0000-0007-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall		N/A 100
Interior Floo	03	CONC FINSH 100
Air Condition	99	N/A 100
Heating Type		N/A 100
Bedrooms		0 100
Bathrooms		0 100
Frame	05	STEEL 100
Stories	0	0 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06

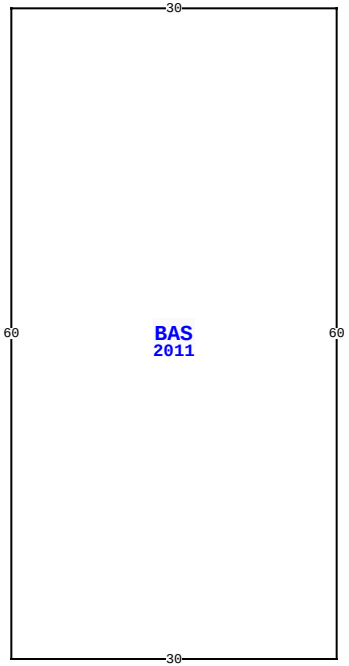
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,800	100	2011	1,800	29,590
TOTALS	1,800			1,800	29,590

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6500	01	1,800	52.9000	19.57	35,226	2011	2011	0	0	0	16.00	84.00

4 GARAGE RES – 100% - 2003 Heated Area: 1800 HX Base Yr 2003



36753 DYAL RD, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/21/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 4 of 5 4

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		641,604
TOTAL MARKET OB/XF VALUE		36,261
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TOTAL JUST VALUE		885,540
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		848,663

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0944/1376	8/14/2000	WD	Q	I		110,000

GRANTOR: EVERRITT WILBUR T & B
GRANTEE: ADDY RALPH C II & J

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2011] W30 S60 E30 N60$.

EXTRA FEATURES

LN	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

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 07/21/2021 BY TWA Total Acres: 10.65 Total Land Value: 207,675 Market: 0 Agricultural: 0 Common: 207,675 PRINTED 07/30/2025 BY SYS

PT OF E1/2 OF SW1/4 OF NW1/4
GOVT LOT 1
IN OR 944/1376

ADDY RALPH C II & JEAN H/
36753 DYAL ROAD
CALLAHAN, FL 32011

2025

36-3N-24-0000-0007-0000

BUILDING CHARACTERISTICS

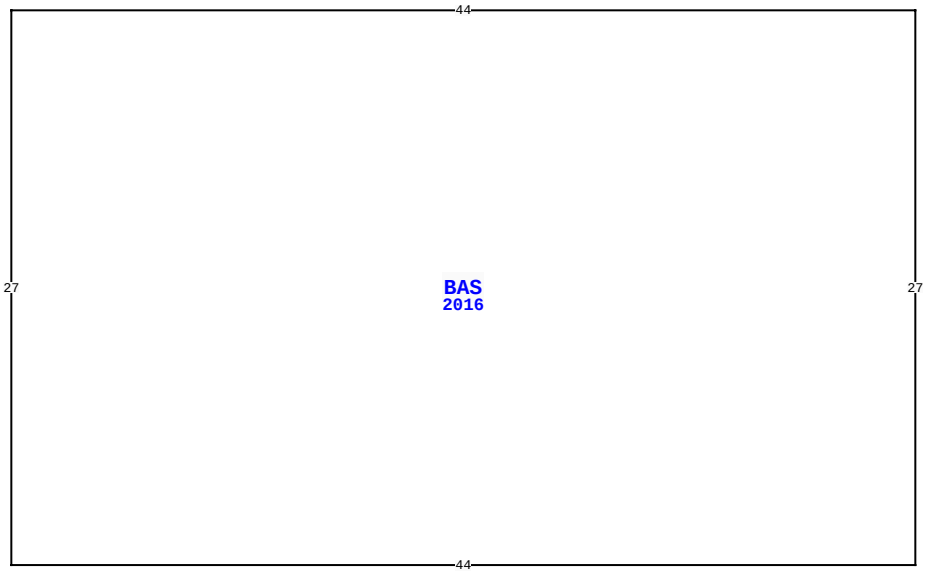
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100	2016	1,188	60,806
TOTALS	1,188			1,188	60,806

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,188	115.8000	98.43	116,935	2004	2004	0	0	0	48.00	52.00

5 M/H 94+ – 100% - 2003 Heated Area: 1188 HX Base Yr 2003



36753 DYAL RD, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/21/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 5 of 5 4

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		641,604
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TOTAL JUST VALUE		885,540
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		848,663

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0944/1376	8/14/2000	WD	Q	I		110,000

GRANTOR: EVERRITT WILBUR T & B
GRANTEE: ADDY RALPH C II & J

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2016] W44 S27 E44 N27$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 07/21/2021 BY TWA Total Acres: 10.65 Total Land Value: 207,675 Market: 0 Agricultural: 0 Common: 207,675 PRINTED 07/30/2025 BY SYS