

POWELL HAROLD LESLIE L/E/
54283 MARLEE ROAD
CALLAHAN, FL 32011

37-1N-25-299C-0004-0000

[illegible]

**POWELL HAROLD LESLIE L/E/
54283 MARLEE ROAD
CALLAHAN, FL 32011**

37-1N-25-299C-0004-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2				6																	
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION SUMMARY																					
Exterior Wall		15		CONC BLOCK 100		8600		06		624		71.9611		18.71		11,675		1986		1986		0		0		50.00		50.00		VALUATION BY					STANDARD																
Roof Structur		03		GABLE/HIP 100		2		BARNs - 100% - 0								Heated Area: 624														Tax Group: 6					Tax Dist:																
Roof Cover		03		COMP SHNGL 100																										BUILDING MARKET VALUE					169,766																
Interior Wall		01		MINIMUM 100																										TOTAL MARKET OB/XF VALUE					0																
Interior Floo		03		CONC FINSH 100																										TOTAL LAND VALUE - MARKET					150,000																
Ceiling		02		F.NOT SUS 100																										TOTAL MARKET VALUE					319,766																
Air Condition		01		NONE 100																										SOH/AGL Deduction					154,499																
Heating Type		01		NONE 100																										ASSESSED VALUE					165,267																
Plumbing				0 100																										TOTAL EXEMPTION VALUE					HX HB 50,722																
Frame		03		MASONRY 100																										BASE TAXABLE VALUE					114,545																
Story Height				0 100																										TOTAL JUST VALUE					319,766																
RMS				1 100																										NCON VALUE					0																
Stories		0		0 100																										INCOME VALUE																					
Class		00		. 100																										PREVIOUS YEAR MKT VALUE					297,677																
Units				0 100																																															
BUD8 Adjustme		06		DIST 1D 100																																															
Occupancy		00		NONE 100																																															
Quality		03		Quality Level 03																																															
DOR CODE		0100		SINGLE FAMILY																																															
MAP NUM				MKT AREA																																															
NEIGHBORHOOD/LOC				8026.00																																															
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																																									
BAS		624		100		1993		624		5,838																																									
TOTALS		624						624		5,838																																									
EXTRA FEATURES																																																			
54283 MARLEE RD, CALLAHAN																																																			
BLD DATE																																																			
XF DATE																																																			
INC DATE																																																			
LGL DATE																																																			
LAND DATE																																																			
AG DATE																																																			
03/31/2025																																																			
MLU																																																			
BUILDING NOTES																																																			
BUILDING DIMENSIONS																																																			
BAS=[YR=1993] W26 S24 E26 N24 \$.																																																			
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		DPHT FACT		% COND		TOT ADJ		UNIT PRICE		ADJ UNIT PRICE		LAND VALUE		OTHER ADJUSTMENTS AND NOTES		YEAR		DENSITY		DECL		FRZ		YR		CONSRV			