

BLOCK 2 LOT 7 &  
S13.7 FT OF LOT 6 (S-1)  
2003 FLEET TW/MH

GRIFFIS & GRIFFIS FAMILY LLC  
55318 PITTMAN RD  
CALLAHAN, FL 32011

2025

42-2N-27-4614-0002-0070

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	70
Interior Floo	08	SHT VINYL	30
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
Quality	04	Quality Level	04
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4048.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,924	100	2007
TOTALS	1,924		1,924
			132,548

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,924	135.0800	114.82	220,914	2003	2008	0	0	40.00	60.00
1 M/H 94+ - 0% - 0											
Heated Area: 1924											
HX Base Yr											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE										05/09/2025	MLU
LAND DATE											
AG DATE											

VALUATION SUMMARY		PAGE 1 of 1	4
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		132,548	
TOTAL MARKET OB/XF VALUE		2,122	
TOTAL LAND VALUE - MARKET		85,000	
TOTAL MARKET VALUE		219,670	
SOH/AGL Deduction		56,193	
ASSESSED VALUE		163,477	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		163,477	
TOTAL JUST VALUE		219,670	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		203,034	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E0210187	CHNGE SRVC	0	09/01/2002
MH023939	MH MOVE-ON	0	09/01/2002
95-1060	MH MOVE-ON	0	09/01/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1787/0594	4/06/2012	WD U	U	I	11	47,000
GRANTOR: WELLS FARGO BANK NATI						
GRANTEE: GRIFFIS & GRIFFIS F						
1776/1435	1/12/2012	WD U	U	I	12	103,700
GRANTOR: ROWLAND GEORGE HENRY						
GRANTEE: WELLS FARGO BANK NA						

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
1	0810	CONCRETE A	0	0	600.00	SF	5.20	5.20	100	1995	1995
											3
											68
											2,122
											NOTES

TOTAL OB/XF											
2,122											

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2007] W4 N13 W48 S39 E48 N13 E4 N13 \$ .											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	RES	0		OR	0.00	0.00	1.00	LT	1.00
											1.00
											1.00
											85,000.00
											85,000.00
											85,000

OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV