

CULLMANN KURT ROLD DIETER/CULLMANN-ANDERSON KIRA C
5272 CATTLE CROSSING WAY
JACKSONVILLE, FL 32226

43-2N-27-4622-0007-0180

BUILDING CHARACTERISTICS

ELEMENTCD

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

13 LVT/LAMNT 50

Interior Floo

14 CARPET 50

Air Condition

03 CENTRAL 100

Heating Type

04 AIR DUCTED 100

Bedrooms

3 100

Bathrooms

2.5 100

Frame

02 WOOD FRAME 100

Stories Units

1. 1. 100
0 100

Quality

06 Quality Level 06

DOR CODE

0200 MOBILE HOME

MAP NUM

MKT AREA

04

NEIGHBORHOOD/LOC

4048.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,512

100

2020

1,512

101,645

TOTALS

1,512

1,512

101,645

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 0500

FP-PRE FAB

0 0

0 0

1.00

UT

3,500.00

3,500.00

100

1999

1999

3

81

2,835

LAND DESCRIPTION

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

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

REVIEW DATE

10/02/2020

BY

NW

Total Acres:

0.00

Total Land Value:

85,000

Market:

0

Agricultural:

0

Common:

85,000

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MARKET ADJUSTMENTS

TYPEMDL

EFF. AREAEFF. AREA

TOT ADJ PTSTOT ADJ PTS

EFF. BASE RATEEFF. BASE RATE

REPL. COST NEWAYB

EYBEYB

ECONECON

FNCFT FNCFT

NORMNORM

% CONDD % COND

080002

1,512152.1000

129.28

195,4711999

2004

0

0

0 48.00

52.00

2 M/H 94+ - 0% - 2023

Heated Area: 1512

HX Base Yr

BAS

2020

VALUATION BY

Tax Group: 4

Tax Dist:

STANDARD

BUILDING MARKET VALUE

116,416

TOTAL MARKET OB/XF VALUE

2,835

TOTAL LAND VALUE - MARKET

85,000

TOTAL MARKET VALUE

204,251

SOH/AGL Deduction

0

ASSESSED VALUE

204,251

TOTAL EXEMPTION VALUE

0

BASE TAXABLE VALUE

204,251

TOTAL JUST VALUE

204,251

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

190,163

SALES DATA

OFF RECORD Number

DATE

TYPE INST

QU / I / Q

V / I / I

RSN CD

SALE PRICE

2554/1993

4/12/2022

WD

Q

I

01

223,000

GRANTOR: WALDEN FRANK & LAUREN

GRANTEE: CULLMANN KURT & KIR

2363/1445

4/10/2020

SW

Q

I

01

137,000

GRANTOR: TIFTON NASSAU LLC

GRANTEE: WALDEN FRANK & LAUR

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2020] W56 S27 E56 N27\$.

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