

GRIFFIS BROCK J
53091 BRISTA WAY
CALLAHAN, FL 32011

46-2N-25-0240-0129-0000

[illegible]

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BUILDING CHARACTERISTICS

ELEMENT CD CONSTRUCTION

Exterior Wall Roof Structure 03 MOD METAL 100 GABLE/HIP 100
Roof Cover Interior Wall 12 MINIMUM 100
Interior Floor 03 CONC FINSH 100
Air Condition Heating Type 01 NONE 100
Bedrooms 01 NONE 100
Bathrooms Frame Stories 05 STEEL 100 1. 100
Units Occupancy 08 0 100 NONE 100

TOTALS

576 100 2020 576 14,753

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

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

REVIEW DATE 10/28/2021 BY KBA Total Acres: 0.00 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 07/30/2025 BY SYS

MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

6500 01 576 72.1050 26.68 15,368 2020 2020 0 0 4.00 96.00

Heated Area: 576 HX Base Yr BAS 2020

NASSAU COUNTY PROPERTY VALUATION SUMMARY STANDARD

Tax Group: 6 Tax Dist:

BUILDING MARKET VALUE TOTAL MARKET OB/XF VALUE TOTAL LAND VALUE - MARKET TOTAL MARKET VALUE SOH/AGL Deduction ASSESSED VALUE TOTAL EXEMPTION VALUE BASE TAXABLE VALUE TOTAL JUST VALUE NCON VALUE INCOME VALUE PREVIOUS YEAR MKT VALUE

326,154 5,339 60,000 391,493 16,450 375,043 0 375,043 391,493 0 375,992

SUBAREA MARKET VALUE

BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE

53091 BRISTA WAY, CALLAHAN

BUILDING DIMENSIONS

BAS=[YR=2020] W24 S24 E24 N24\$.