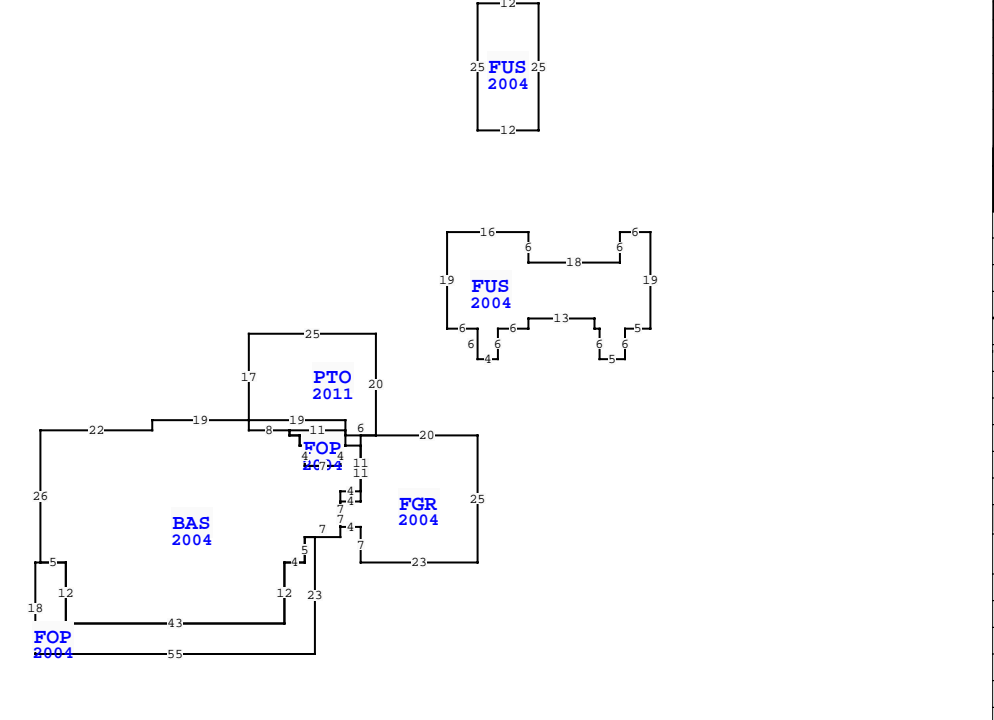


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 50
Exterior Wall	31	HARDIE BRD 50
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	3,539	109.1475	144.07	509,864	2004	2004		0	0	12.38	87.62

1 SNGL FAM - 100% - 2005 Heated Area: 3023 HX Base Yr 2005



Quality	04	Quality Level 04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 08			
NEIGHBORHOOD/LOC	8010.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,043	100	2004	2,043	257,896
FGR	603	55	2004	332	41,910
FOP	57	30	2004	17	2,146
FOP	484	30	2004	145	18,304
FUS	300	100	2004	300	37,870
FUS	680	100	2004	680	85,840
PTO	443	5	2011	22	2,778
TOTALS	4,610			3,539	446,743

NASSAU COUNTY PROPERTY			PAGE 1 of 1	6
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 6		Tax Dist:		
BUILDING MARKET VALUE			446,743	
TOTAL MARKET OB/XF VALUE			19,152	
TOTAL LAND VALUE - MARKET			55,000	
TOTAL MARKET VALUE			520,895	
SOH/AGL Deduction			269,880	
ASSESSED VALUE			251,015	
TOTAL EXEMPTION VALUE			50,722	
BASE TAXABLE VALUE			200,293	
TOTAL JUST VALUE			520,895	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			500,464	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P7032	NEW CONSTR	0	08/01/2003
B018993	NEW CONSTR	201,373	12/01/2001
5447	H/AC	0	11/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0785/1850	2/28/1997	WD Q	V			22,500

GRANTOR: SPRING LAKE ESTATES O
GRANTEE: OVERSTREET LARRY &

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	0501	FP-AVERAGE	0	100	0	1.00	UT	5,000.00	5,000.00	100	2004	2004	3	87	4,350	
2	0812	CONCRETE C	0	100	0	1,212.00	SF	4.00	4.00	100	2004	2004	3	83	4,024	
3	0812	CONCRETE C	0	100	0	2,994.00	SF	4.00	4.00	100	2010	2010	3	90	10,778	

55076 YELLOW JACKET DR, CALLAHAN										BLD DATE		LGL DATE	
										XF DATE		LAND DATE	04/04/2024
										INC DATE		AG DATE	MLU

BUILDING NOTES												
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BUILDING DIMENSIONS												
FGR=[YR=2004] W20 PTO=[YR=2011] N20 W25 S17 BAS=[YR=2004] W19 S2 W22 S26 FOP=[YR=2004] W1 S18 E55 N23 W2 S5 W4 S12 W43 N12 W5\$ E5 S12 E43 N12 E4 N5 E7 N7 E4 N11 W3 FOP=[YR=2004] N3 W11 S1 E2 S2 E1 S4 E7 N4 E1\$ W1 S4 W7 N4 W1 N2 W2 N1 W8 N2\$ E19 S3 E6\$ W3 S11 W4 S7 E4 S7 E23 N25\$ PTR=N15 FUS=[YR=2004] N6 W6 N19 E16 S6 E18 N6 E6 S19 W5 S6 W5 N6 W1 N2 W13 S2 W6 S6 W4\$ S15\$ PTR=N60 FUS=[YR=2004] N25 E12 S25 W12\$ S60\$.												

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	000134	C	RES POND	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000								