

LOT D
IN OR 2056/102
1984 SUMM DW/MH

BOSTON JOSEPH G & SUZIE H
56083 COLBY DR
CALLAHAN, FL 32011

2025

48-3N-25-4195-000D-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 90
Exterior Wall	20	FACE BRICK 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
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
BUD8 Adjustme	04	DIST 01 100

Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME

MAP NUM	MKT AREA	05
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NEIGHBORHOOD/LOC	5011.00
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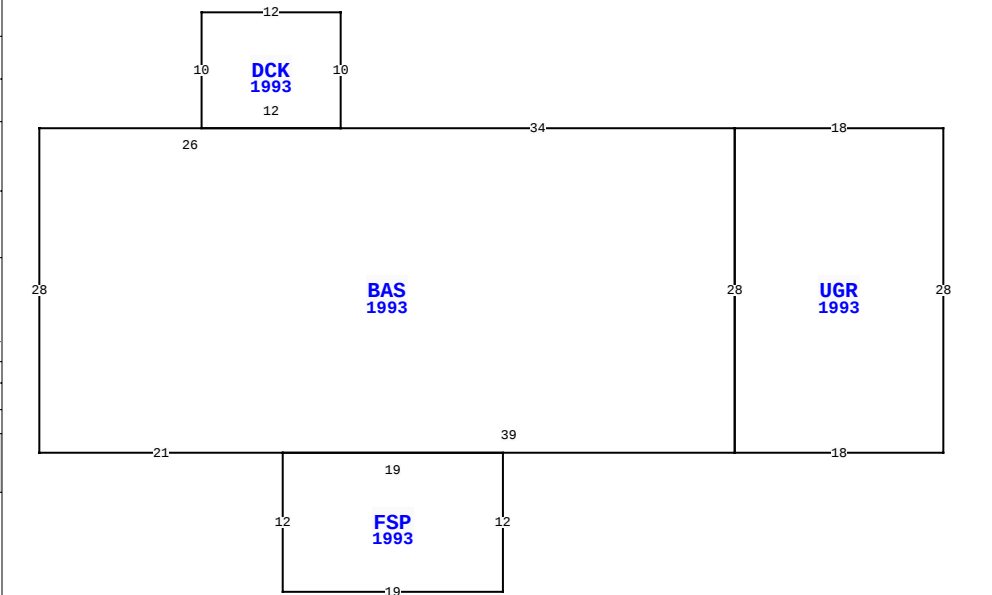
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,680	100	1993	1,680	69,544
DCK	120	15	1993	18	745
FSP	228	60	1993	137	5,671
UGR	504	45	1993	227	9,397

TOTALS	2,532			2,062	85,357
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	100	18	4	72.00	SF	6.50
2	0810	CONCRETE A	0	100	20	3	60.00	SF	6.50
3	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00
4	0940	SHEDS/PORT	0	100	8	10	80.00	SF	18.30

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0005	OR	0.00	0.00	1.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0820	02	2,062	117.6000	94.08	193,993	1984	2000	0	0	0	56.00	44.00
1 M/H 93- - 100% - 2017 Heated Area: 1680 HX Base Yr 2017												



56083 COLBY DR, CALLAHAN

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

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	0810	CONCRETE A	0	100	18	4	72.00	SF	6.50	6.50	100	1980	1980	3	30	140	
2	0810	CONCRETE A	0	100	20	3	60.00	SF	6.50	6.50	100	1980	1980	3	30	117	
3	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1984	1984	3	54	1,080	
4	0940	SHEDS/PORT	0	100	8	10	80.00	SF	18.30	18.30	100	2000	2000	3	20	293	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0005	OR	0.00	0.00	1.00