PT OF SEC 2-2N-24E &
PT OF SEC 38-2N-24E
E WATERMAN GRANT IN OR 2344/1511

SILCOX JAMES H & TINA M L/E/
36225 SILCOX PLACE
CALLAHAN, FL 32011

2026

02-2N-24-0000-0001-0020

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

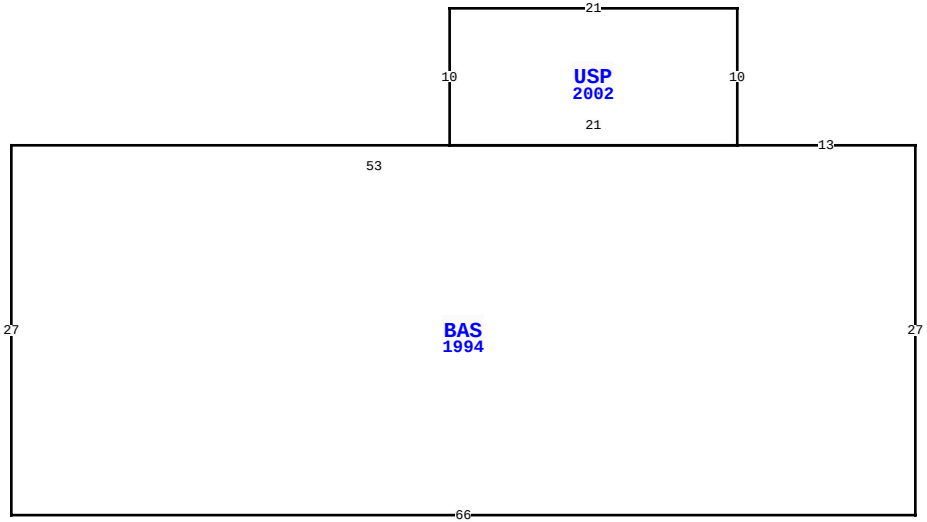
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 90
Roof Cover	01	MINIMUM 10
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Quality	03	Quality Level 03
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,782	100	1994	1,782	55,524
USP	210	50	2002	105	3,272
TOTALS	1,992			1,887	58,795

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,887	115.4000	103.86	195,984	1994	1994	0	0	0	70.00	30.00

1 M/H 94+ 100% - 0 Heated Area: 1782 HX Base Yr



36225 SILCOX PL, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	01/17/2025 KBA

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		90,555
TOTAL MARKET OB/XF VALUE		5,040
TOTAL LAND VALUE - MARKET		1,112,540
TOTAL MARKET VALUE		147,944
SOH/AGL Deduction		24,606
ASSESSED VALUE		123,338
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		71,927
TOTAL JUST VALUE		1,208,135
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		796,098

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M13172	MECH OTHER	0	08/01/2007
E19667	ELEC OTHER	2,000	07/01/2007
P12531	OTHER	0	07/01/2007
B20102	NEW CONSTR	139,000	06/01/2007
R10484	REPAIR/RRF	3,000	06/01/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2370/0774	6/23/2020	LE	U	I	11	100
GRANTOR: SILCOX JAMES H & TINA						
GRANTEE: SMITH SABRINA & DEV						
2370/0771	6/23/2020	QC	U	I	11	100
GRANTOR: SILCOX MELISSA						
GRANTEE: SILCOX JAMES H & TI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1994] W13 USP=[YR=2002] N10 W21 S10 E21$ W53 S27 E66 N27$.

EXTRA FEATURES

LN	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	0681	POLE SHED	0	100	20	30	600.00	SF	15.00	15.00	100	1981	1981	3	20	1,800	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1994	1994	3	72	2,520	
3	0752	USP	0	100	24	10	240.00	SF	15.00	15.00	100	1990	1990	3	20	720	

LAND DESCRIPTION

TOTAL OB/XF 5,040

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	005000	C	AGRICULTURAL	100	0007	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	005000	C	AGRICULTURAL	100		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
3	006000	A	PASTURE - HA	0		OR	0.00	0.00	37.42	AC		1.00	1.00	1.00	370.00	370.00	13,845							
4	005902	A	HARDWOOD SI	0		OR	0.00	0.00	35.00	AC		1.00	1.00	1.00	170.00	170.00	5,950							
5	005600	A	TIMBER 3 N S	0		OR	0.00	0.00	26.72	AC		1.00	1.00	1.00	395.00	395.00	10,554							
6	009910	M	MARKET VALUE	0		OR	0.00	0.00	99.14	AC		1.00	1.00	1.00	11,000.00	11,000.00	1,090,540							

REVIEW DATE 04/28/2026 BY WWA Total Acres: 101.14 Total Land Value: 52,349 Market: 1,090,540 Agricultural: 30,349 Common: 22,000 PRINTED 07/09/2026 BY SYS

PT OF SEC 2-2N-24E &
PT OF SEC 38-2N-24E
E WATERMAN GRANT IN OR 2344/1511

SILCOX JAMES H & TINA M L/E/
36225 SILCOX PLACE
CALLAHAN, FL 32011

2026

02-2N-24-0000-0001-0020

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

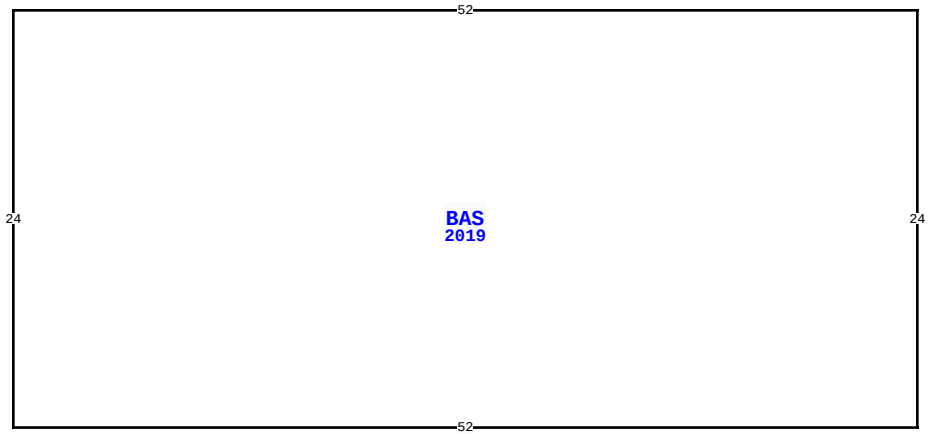
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	AL SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100	2019	1,248	31,760
TOTALS	1,248			1,248	31,760

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,248	99.8000	84.83	105,868	1990	1990	0	0	0	70.00	30.00

2 M/H 93- 100% - 0 Heated Area: 1248 HX Base Yr



36225 SILCOX PL, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
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BASE TAXABLE VALUE		71,927
TOTAL JUST VALUE		1,208,135
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		796,098

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
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GRANTOR: SILCOX JAMES H & TINA						
GRANTEE: SMITH SABRINA & DEV						
2370/0771	6/23/2020	QC	U	I	11	100
GRANTOR: SILCOX MELISSA						
GRANTEE: SILCOX JAMES H & TI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2019] W52 S24 E52 N24$.

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

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 04/28/2026 BY WWA Total Acres: 101.14 Total Land Value: 52,349 Market: 1,090,540 Agricultural: 30,349 Common: 22,000 PRINTED 07/09/2026 BY SYS