IN OR 1644/103
2015 LIOH DW/MH
EX R/W IN OR 723/706

WEISEL MARK H
36050 DYAL ROAD
CALLAHAN, FL 32011

**2026**

02-2N-24-0000-0003-0020

## NASSAU COUNTY PROPERTY



## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 30 | VINYL 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 70 |
| Interior Floo | 08 | SHT VINYL 30 |
| 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 |

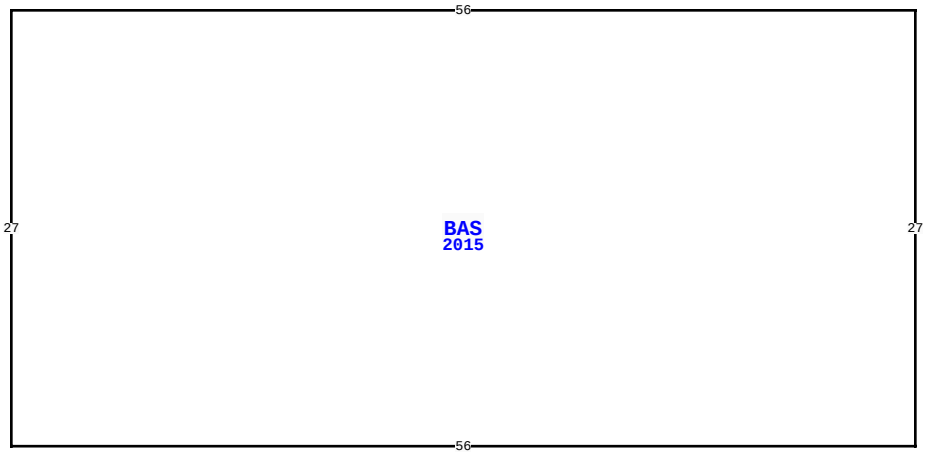
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 08
NEIGHBORHOOD/LOC 8001.00

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,512 | 100 | 2015 | 1,512 | 120,316 |
| TOTALS | 1,512 | | | 1,512 | 120,316 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0800 | 02 | 1,512 | 122.8000 | 110.52 | 167,106 | 2015 | 2015 | 0 | 0 | 0 | 28.00 | 72.00 |

1 M/H 94+ 100% - 2016 Heated Area: 1512 HX Base Yr 2016




36050 DYAL RD, CALLAHAN

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/08/2026 MLU |
| INC DATE | | AG DATE | |

## VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 6 | Tax Dist: | |
| BUILDING MARKET VALUE | | 120,316 |
| TOTAL MARKET OB/XF VALUE | | 22,252 |
| TOTAL LAND VALUE - MARKET | | 40,000 |
| TOTAL MARKET VALUE | | 182,568 |
| SOH/AGL Deduction | | 75,438 |
| ASSESSED VALUE | | 107,130 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 55,719 |
| TOTAL JUST VALUE | | 182,568 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 186,948 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| B250012745 | NEW RES AC | 7,660 | 11/18/2025 |
| B1531490 | ADDITION | 2,500 | 12/30/2015 |
| MH155651 | CO ISSUED | 0 | 07/01/2015 |
| MH155651 | MH MOVE-ON | 0 | 06/30/2015 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1644/0103 | 10/15/2009 | QC | U | I | 11 | 30,000 |
| GRANTOR: TITUS STEPHANIE D | | | | | | |
| GRANTEE: WEISEL MARK H | | | | | | |
| 1126/1199 | 4/02/2003 | WD | Q | I | | 44,000 |
| GRANTOR: WILLIAMS SIDNEY D & M | | | | | | |
| GRANTEE: TITUS STEPHANIE D | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=2015] W56 S27 E56 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 | 54 | 24 | 1,296.00 | SF | 15.00 | 15.00 | 100 | 2013 | 2013 | 3 | 64 | 12,442 | |
| 2 | 0680 | POLE SHED | 0 | 100 | 22 | 18 | 396.00 | SF | 10.00 | 10.00 | 100 | 2015 | 2015 | 3 | 71 | 2,812 | |
| 3 | 0753 | UEP | 0 | 100 | 28 | 16 | 448.00 | SF | 22.00 | 22.00 | 100 | 2015 | 2015 | 3 | 71 | 6,998 | |

## LAND DESCRIPTION

TOTAL OB/XF 22,252

| 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 | 000100 | C | RES | 100 | 0006 | OR | 0.00 | 0.00 | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 40,000.00 | 40,000.00 | 40,000 | | | | | | | |

REVIEW DATE 01/01/2023 BY CD Total Acres: 1.00 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 07/09/2026 BY SYS