

BLOCK 3 LOT 23
NASSAU PLANTATIONS UNR
CHNC 2003 DW/MH

SETTLEMIRE MICHAEL & STEPHANIE
54163 SEAGULL DR
CALLAHAN, FL 32011

2026

10-1N-25-2880-0003-0230



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	30	VINYL 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 70			
Interior Floor	13	LVT/LAMMT 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			
Quality	04	Quality Level 04			
DOR CODE	0200	MOBILE HOME			
MAP NUM		MKT AREA			08
NEIGHBORHOOD/LOC	8025.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100	2004	1,404	116,638
TOTALS	1,404			1,404	116,638

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,404	135.7400	122.17	171,527	2003	2013	0	0	32.00	68.00
1 M/H 94+ 0% - 0 Heated Area: 1404 HX Base Yr											
BAS 2004											