

LOT 7
PERRET PLANTATION PHASE #1
PB 6/144-145

MADDOX NICOLE & RANDOLPH EUGENE JR/MADDOX RANDOLPH
451473 OLD DIXIE HWY
CALLAHAN, FL 32011

2026

12-2N-24-1640-0007-0000



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
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8014.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,715	100
	YEAR 2000	TOT ADJ AREA 1,715
		SUBAREA MARKET VALUE 151,634
TOTALS	1,715	1,715 151,634

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,715	122.8000	110.52	189,542	1999	2017	0	0	0	20.00	80.00
1 M/H 94+		100% - 2026			Heated Area: 1715				HX Base Yr 2026			
27 64 27 34 13 17 BAS 2000												

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026

MLU