LOT 1175
IN OR 2143/1316
TOWN OF CRAWFORD SUB

PENNINGTON BRYAN W & EMILY J
33444 CRIPPLE HORSE TRL
CALLAHAN, FL 32011

2026

14-1N-24-2180-1175-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 100
Air Condition	03	CENTRAL 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
Occupancy	00	NONE 100
Quality	03	Quality Level 03

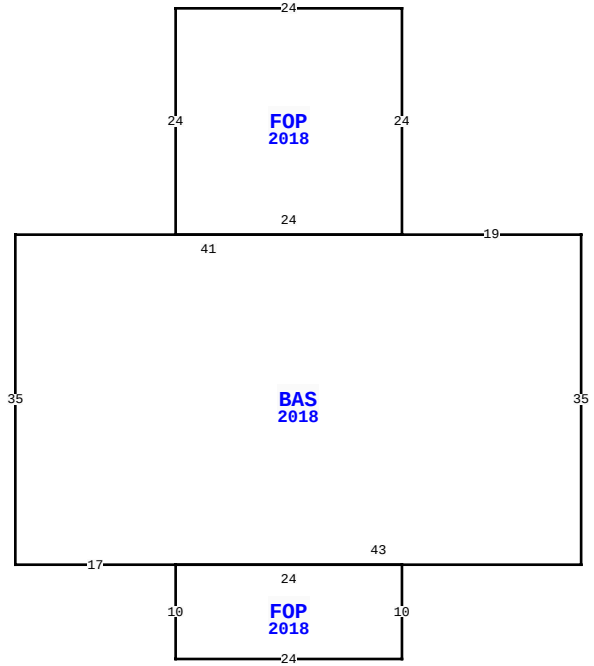
DOR CODE 5000 IMPROVED AG
MAP NUM | MKT AREA 08
NEIGHBORHOOD/LOC 8005.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,100	100	2018	2,100	332,968
FOP	240	30	2018	72	11,416
FOP	576	30	2018	173	27,431
TOTALS	2,916			2,345	371,815

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,345	117.6000	163.46	383,314	2018	2018	0	0	0	3.00	97.00

1 SNGL FAM 100% - 2019 Heated Area: 2100 HX Base Yr 2019



33444 CRIPPLE HORSE TR, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025 MLU
INC DATE		AG DATE	03/10/2025 KBA

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		371,815
TOTAL MARKET OB/XF VALUE		55,070
TOTAL LAND VALUE - MARKET		190,000
TOTAL MARKET VALUE		467,975
SOH/AGL Deduction		150,027
ASSESSED VALUE		317,948
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		266,537
TOTAL JUST VALUE		616,885
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		652,114

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B260001994	NEW 36X48 AG BARN		02/25/2026
B240006176	AG BARN T-300 FOR	0	05/22/2024
18008800	CO ISSUED	0	08/28/2018
17007192	NEW CONSTR	262,650	11/06/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2143/1316	8/24/2017	QC	U	V	11	100
GRANTOR: PENNINGTON BRYAN W						
GRANTEE: PENNINGTON BRYAN W						
2143/1307	8/23/2017	WD	U	V	11	100
GRANTOR: CAPPS LIVING TRUST						
GRANTEE: PENNINGTON BRYAN WA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2018] W19 FOP=[YR=2018] N24 W24 S24 E24$ W41 S35 E17
FOP=[YR=2018] S10 E24 N10 W24$ E43 N35$.

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	60	50	3,000.00	SF	15.00	15.00	100	2018	2018	3	81	36,450	
2	0680	POLE SHED	0	100	50	38	1,900.00	SF	10.00	10.00	100	2025	2024	03	98	18,620	

LAND DESCRIPTION

TOTAL OB/XF 55,070

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		OR	0.00	0.00	2.00	AC		1.00	1.00	1.00	19,000.00	19,000.00	38,000							
2	005010	A	SERVICE ACRE	0		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	500.00	500.00	500							
3	006005	A	PASTURE - GR	0		OR	0.00	0.00	7.00	AC		1.00	1.00	1.00	370.00	370.00	2,590							
4	009910	M	MARKET VALUE	0		OR	0.00	0.00	8.00	AC		1.00	1.00	1.00	19,000.00	19,000.00	152,000							

REVIEW DATE 01/03/2025 BY WW Total Acres: 10.00 Total Land Value: 41,090 Market: 152,000 Agricultural: 3,090 Common: 38,000 PRINTED 07/09/2026 BY SYS