

ROY ADAM & LAUREN KELLI
450769 SR 200
CALLAHAN, FL 32011

14-2N-25-0000-0001-0040

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall

Roof Structur

Roof Cover

Interior Wall

Interior Floo

Interior Floo

Air Condition

Heating Type

Bedrooms

Bathrooms

Frame

Stories

Units

Occupancy

31030513140304

HARDIE BRD 100
GABLE/HIP 100
COMP SHNGL 100
DRYWALL 100
LVT/LAMNT 70
CARPET 30
CENTRAL 100
AIR DUCTED 100
4 100
3.5 100
WOOD FRAME 100
1.
0 100
NONE 100

TOTALS

2,958

2,924

372,010

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHY FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHAT

10940SHEDS/PORT01001010100.00SF30.0030.0010019901990320600

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSREPL. COST NEWAYBEYECONFNCTNORM% COND

0900012,924108.9648151.46442,869199019900016.0084.00

1 SNGL FAM100% - 2026Heated Area: 2909HX Base Yr 2026

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE372,010

TOTAL MARKET OB/XF VALUE600

TOTAL LAND VALUE - MARKET49,500

TOTAL MARKET VALUE422,110

SOH/AGL Deduction0

ASSESSED VALUE422,110

TOTAL EXEMPTION VALUEHX HB51,411

BASE TAXABLE VALUE370,699

TOTAL JUST VALUE422,110

NCON VALUE62,159

INCOME VALUE

PREVIOUS YEAR MKT VALUE366,286

SUBAREAS

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS8161001993816103,816

BAS2,09310019932,093266,285

FOP49301993151,908

SALES DATA

OFF RECORD NumberDATETYPE INSTQ U I V I RSN CD SALE PRICE

2773/6063/05/2025WDQI01490,000

GRANTOR: THOMPSON MARY ANN L/E

GRANTEE: ROY ADAM & LAUREN K

2734/2838/21/2024LEUI11100

GRANTOR: THOMPSON MARY ANN

GRANTEE: WOOD SUSAN KAY

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993;ORIG=-24,0] W63 S34 E28 N4 E2 S1 E7 N1 E5 S4 E21 N34 \$
BAS=[YR=1993;ORIG=0,0] W24 S34 E24 N34 \$
FOP=[YR=1993;ORIG=-59,34] E14 N4 W5 S1 W7 N1 W2 S4 \$
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LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

1000100CRES1000004OR0.000.000.99AC1.001.001.0050,000.0050,000.0049,500

REVIEW DATE01/01/2023BYCDTotal Acres: 0.99Total Land Value: 49,500Market: 0Agricultural: 0Common: 49,500PRINTED 07/09/2026 BY SYS