

LOTS 28 & 29
IN OR 2534/1165
W H BRANDIES SURVEY OR 15/357

MITCHELL MARVA L/E/
45035 JOHNSON RD
CALLAHAN, FL 32011

2026

19-2N-25-0000-0079-0000



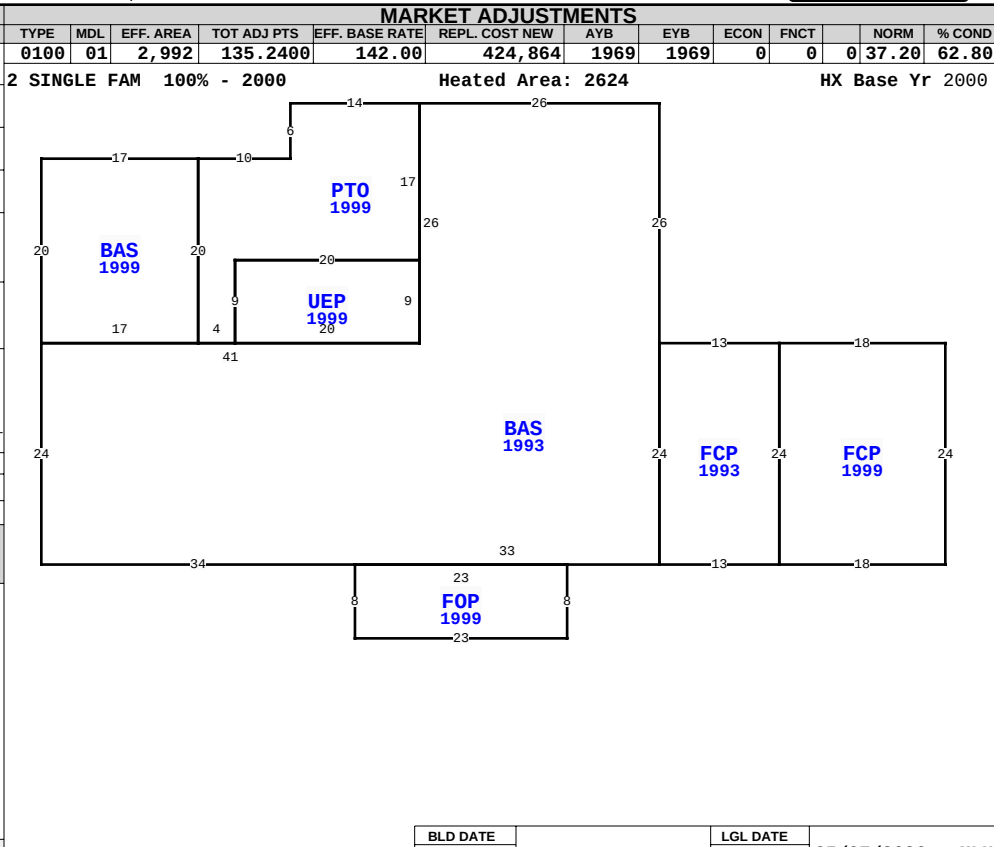
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	15	CONC BLOCK 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
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	2,284	100	1993	2,284	203,678
BAS	340	100	1999	340	30,320
FCP	312	25	1993	78	6,956
FCP	432	25	1999	108	9,631
FOP	184	30	1999	55	4,905
PTO	384	5	1999	19	1,694
UEP	180	60	1999	108	9,631
TOTALS	4,116			2,992	266,815

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
3	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
4	0510	GARAGE WD-	0 100	24	16	384.00	SF	35.00	35.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0006	RM	0.00	0.00	0.78



TOTAL OB/XF									
6,838									

NASSAU COUNTY PROPERTY									
PAGE 1 of 1 6									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 6					Tax Dist:				
BUILDING MARKET VALUE					266,815				
TOTAL MARKET OB/XF VALUE					6,838				
TOTAL LAND VALUE - MARKET					39,000				
TOTAL MARKET VALUE					312,653				
SOH/AGL Deduction					111,926				
ASSESSED VALUE					200,727				
TOTAL EXEMPTION VALUE					HX HB WX 56,411				
BASE TAXABLE VALUE					144,316				
TOTAL JUST VALUE					312,653				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					348,523				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B11405	GARAGE	12,672	07/01/2003
R5253	REPAIR/RRF	800	07/01/2003
B985423	REMODEL	10,000	09/01/1998

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2534/1165	12/29/2021	LE	U	I	14	100			
GRANTOR: MITCHELL JAMES H & MA									
GRANTEE: MITCHELL JAMES H SR									
0447/0168	2/27/1985	WD	U	V	16	2,000			
GRANTOR: WILLIAMS E T & HENRIE									
GRANTEE: MITCHELL JAMES HENR									

BUILDING NOTES									
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BUILDING DIMENSIONS									
FCP=[YR=1999] W18 FCP=[YR=1993] W13 BAS=[YR=1993] N26 W26 PTO=[YR=1999] W14 S6 W10 BAS=[YR=1999] W17 S20 E17 N20\$ S20 E4 UEP=[YR=1999] E20 N9 W20 S9\$ N9 E20 N17\$ S26 W41 S24 E34 FOP=[YR=1999] S8 E23 N8 W23\$ E33 N24 \$ S24 E13 N24\$ S24 E18 N24\$.									