

S1/2 OF NW1/4
PARCELS 2 2-1 & 3
IN OR 1543/1335

TANNER BETTY M
35422 TANNER LANE
CALLAHAN, FL 32011

2026

26-2N-24-0000-0002-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
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	2,084	100	1993	2,084	188,054
FGR	441	55	1993	243	21,928
FOP	45	30	1993	14	1,264
FOP	245	30	1993	74	6,677
TOTALS	2,815			2,415	217,923

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0510	GARAGE WD-	0	100	30	50	1,500.00	SF	35.00	35.00	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	
3	0350	CARPORT WD	0	100	20	50	1,000.00	SF	13.00	13.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	RES	100	0005	OR	0.00	0.00	2.00	AC	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,415	95.2560	132.41	319,770	1978	1978	0	0	31.85	68.15
1 SNGL FAM 100% - 0											
Heated Area: 2084											
HX Base Yr											
35422 TANNER LN, CALLAHAN											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
05/08/2026 MLU											

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			6
VALUATION SUMMARY		STANDARD	
VALUATION BY		Tax Group: 6	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		217,923	
TOTAL MARKET OB/XF VALUE		14,430	
TOTAL LAND VALUE - MARKET		68,000	
TOTAL MARKET VALUE		300,353	
SOH/AGL Deduction		159,890	
ASSESSED VALUE		140,463	
TOTAL EXEMPTION VALUE		HX HB WX SX	
BASE TAXABLE VALUE		34,052	
TOTAL JUST VALUE		300,353	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		304,807	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B007318	NEW CONSTR	37,000	07/01/2000
5410	XFOB	79,000	01/05/1989
5612	NEW CONSTR	4,000	01/04/1989
2867	H/AC	7,500	01/04/1989
3347	NEW CONSTR	0	01/04/1989
7423	MH MOVE-ON	26,000	08/11/1988

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1543/1335	12/31/2007	WD	Q	I	01	100	
GRANTOR: TANNER DONALD GENE &							
GRANTEE: TANNER DONALD G & B							
0511/1129	3/03/1987	FS	U	I		75,000	
GRANTOR: TANNER C F & EULA G							
GRANTEE: TANNER DONALD & B M							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W9 N5 W16 FOP=[YR=1993] N2 W35 S7 E35 N5 \$ S5 W35 N7 W3 FGR=[YR=1993] W21 S21 E21 N21 \$ S21 W21 S10 E12 S4 E38 FOP=[YR=1993] S2 E9 N5 W9 S3 \$ N3 E9 S3 E25 N28 \$.											