

RWSC HOLDINGS LLC
PO BOX 60652
JACKSONVILLE, FL 32011

28-2N-25-3060-0023-0020

BUILDING CHARACTERISTICS

ELEMENTCD

250108010101010106

MOD METAL 100
FLAT 100
MINIMUM 100
MINIMUM 100
SHT VINYL 100
NONE 100
NONE 100
2 100
2 100
WOOD FRAME 100
1. 100
0 100
DIST 1D 100

CONSTRUCTION

08200286637.950032.2627,9371968196800070.0030.00

M/H 93- 0% - 0Heated Area: 744HX Base Yr

QUALITY

01

Quality Level 01

DOR CODE

0200

MOBILE HOME

MAP NUM

MKT AREA

08

NEIGHBORHOOD/LOC

8026.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

744

100

1993

744

7,200

UOP

16

25

1996

4

39

UOP

49

25

1996

12

116

UST

192

55

1996

106

1,026

TOTALS

1,001

866

8,381

EXTRA FEATURES

L N

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

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

REVIEW DATE

01/01/2023

BY

CD

Total Acres: 1.00

Total Land Value: 50,000

Market: 0

Agricultural: 0

Common: 50,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYEBCONFNCTNORM% COND

08200286637.950032.2627,9371968196800070.0030.00

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE8,381

TOTAL MARKET OB/XF VALUE0

TOTAL LAND VALUE - MARKET50,000

TOTAL MARKET VALUE58,381

SOH/AGL Deduction15,498

ASSESSED VALUE42,883

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE42,883

TOTAL JUST VALUE58,381

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE52,011

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE

2391/10979/10/2020WD Q I 0232,000

GRANTOR: ROBERTS DAVID

GRANTEE: RWSC HOLDINGS LLC

1977/04904/30/2015FJ U I 110

GRANTOR: ROBERTS IVA LEE EST

GRANTEE: ROBERTS DAVID

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=1996] W7 S7 UST=[YR=1996] W9 S12 E10 UOP=[YR=1996] S4 BAS=[YR=1993] W55 S12 E62 N12 W7 \$ E4 N4 W4 \$ E6 N12 W7 \$ E7 N7 \$.

45132 BISMARK RD, CALLAHAN

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/07/2026MLU