

WRIGHT GAIL
45061 WEAVER CIRCLE
CALLAHAN, FL 32011

32-2N-25-019B-0007-0000

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall Roof Structur0203

FACE BRICK 100 GABLE/HIP 100

Roof Cover Interior Wall Interior Floor Interior Floor Air Condition Heating Type030514080804

COMP SHNGL 100 DRYWALL 100 CARPET 80 SHT VINYL 20 CENTRAL 100 AIR DUCTED 100

Bedrooms Bathrooms Frame0302

3 100 2 100 WOOD FRAME 100

Stories Units Occupancy1.000

1. 100 0 100 NONE 100

QualityDOR CODEMAP NUMNEIGHBORHOOD/LOC0101007004.00

Quality Level 01 SINGLE FAMILY MKT AREA 07

AREATOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

1,56510020081,565184,146

46055200825329,770

243020087824

200202026404,706

TOTALS2,249

1,865219,446

MARKET ADJUSTMENTS

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

0900011,86597.0200134.86251,514200820080012.7587.25

1 SNGL FAM100% - 2009Heated Area: 1565HX Base Yr 2009

VALUATION BYSTANDARD

Tax Group: 1Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

219,446050,000269,446132,948136,49851,41185,087269,4460253,264

PERMIT NUMDESCRIPTIONAMTISSUED

M224565H/AC006/01/2022

SALES DATA

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

1571/17416/16/2008WDQI169,900

GRANTOR: BRANCH CREEK LLC

GRANTEE: WRIGHT GAIL

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008;ORIG=0,0] W18 W22 S48 E13 N3 N4 E6 N6 U2R2 E19 N33 \$
FGR=[YR=2008;ORIG=-21,45] S10 E21 N22 W19 D2L2 S10 \$
FOP=[YR=2008;ORIG=-27,45] E6 N4 W6 S4 \$
UOP=[YR=2026;ORIG=-32,-10] E20 S10 W20 N10 \$

LAND DESCRIPTIONTOTAL OB/XF0

L NUSE CODECLSBLD CAPLR DLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHF ACT% CONDTOT ADJUNIT PRICADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES1000003RL0.000.001.00LT1.001.001.0050,000.0050,000.0050,000

REVIEW DATE01/01/2023BYCDTotal Acres: 0.00Total Land Value: 50,000Market: 0Agricultural: 0Common: 50,000PRINTED 07/09/2026 BY SYS