

BLOCK 3 PT OF LOT 7 (S-2)  
IN OR 1506/1629  
1994 FLEETWOOD SW/MH

WASDIN BETTY J  
6350 BLUEBIRD ROAD  
JACKSONVILLE, FL 32219

2026

32-2N-25-2920-0003-0072



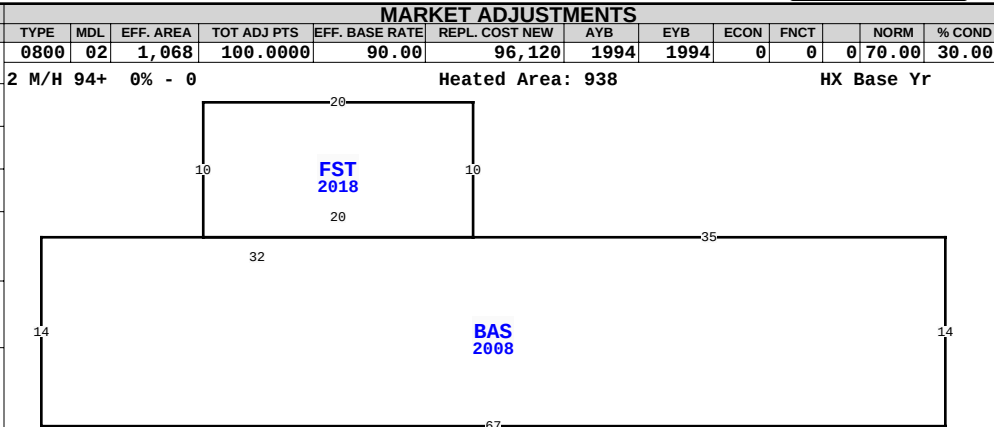
| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 05 | AVERAGE 100    |
| Roof Structur            | 03 | GABLE/HIP 100  |
| Roof Cover               | 01 | MINIMUM 100    |
| Interior Wall            | 05 | DRYWALL 100    |
| Interior Floo            | 09 | PINE WOOD 100  |
| Air Condition            | 01 | NONE 100       |
| Heating Type             | 01 | NONE 100       |
| Bedrooms                 |    | 2 100          |
| Bathrooms                |    | 2 100          |
| Frame                    | 02 | WOOD FRAME 100 |
| Stories                  | 0  | 0 100          |
| Units                    |    | 0 100          |

|                  |         |                  |
|------------------|---------|------------------|
| Quality          | 03      | Quality Level 03 |
| DOR CODE         | 0200    | MOBILE HOME      |
| 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       | 938              | 100         | 2008 | 938          | 25,326               |
| FST       | 200              | 65          | 2018 | 130          | 3,510                |
| TOTALS    | 1,138            |             |      | 1,068        | 28,836               |

| EXTRA FEATURES |            |             |         |   |    |       |    |       |                |
|----------------|------------|-------------|---------|---|----|-------|----|-------|----------------|
| L N            | OB/XF CODE | DESCRIPTION | BLD CAP | L | W  | UNITS | UT | Adj R | ADJ UNIT PRICE |
| 2              | 0350       | CARPORT WD  | 0       | 0 | 24 | 23    | 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 |
| 1                | 000100   | C   | RES                  | 0   | 0007 | OR       | 0.00  | 0.00  | 1.00        |



|                                  |          |           |            |     |
|----------------------------------|----------|-----------|------------|-----|
| 44098 ADA ELIZABETH LN, CALLAHAN | BLD DATE | LGL DATE  | 05/07/2026 | MLU |
|                                  | XF DATE  | LAND DATE |            |     |
|                                  | INC DATE | AG DATE   |            |     |

| TOTAL OB/XF |  |  |  |  |  |  |  |  |  |
|-------------|--|--|--|--|--|--|--|--|--|
| 1,498       |  |  |  |  |  |  |  |  |  |

| NASSAU COUNTY PROPERTY    |           |  |   |
|---------------------------|-----------|--|---|
| PAGE 1 of 1               |           |  | 6 |
| VALUATION SUMMARY         |           |  |   |
| VALUATION BY              | STANDARD  |  |   |
| Tax Group: 6              | Tax Dist: |  |   |
| BUILDING MARKET VALUE     | 28,836    |  |   |
| TOTAL MARKET OB/XF VALUE  | 1,498     |  |   |
| TOTAL LAND VALUE - MARKET | 50,000    |  |   |
| TOTAL MARKET VALUE        | 80,334    |  |   |
| SOH/AGL Deduction         | 10,303    |  |   |
| ASSESSED VALUE            | 70,031    |  |   |
| TOTAL EXEMPTION VALUE     | 0         |  |   |
| BASE TAXABLE VALUE        | 70,031    |  |   |
| TOTAL JUST VALUE          | 80,334    |  |   |
| NCON VALUE                | 0         |  |   |
| INCOME VALUE              |           |  |   |
| PREVIOUS YEAR MKT VALUE   | 75,397    |  |   |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED     |
|------------|-------------|-----|------------|
| C5025      | CO ISSUED   | 0   | 12/01/2007 |
| MH5025     | MH MOVE-ON  | 0   | 12/01/2007 |

| SALES DATA                     |           |           |     |     |        |            |  |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|--|
| OFF RECORD Number              | DATE      | TYPE INST | Q U | V I | RSN CD | SALE PRICE |  |
| 1506/1629                      | 6/20/2007 | QC        | U   | I   | 07     | 100        |  |
| GRANTOR: LUCE DANNY D & MARGAR |           |           |     |     |        |            |  |
| GRANTEE: WASDIN BETTY J        |           |           |     |     |        |            |  |
| 1391/0258                      | 2/22/2006 | QC        | Q   | I   | 06     | 5,000      |  |
| GRANTOR: LUCE DANNY D & MARGAR |           |           |     |     |        |            |  |
| GRANTEE: WASDIN BETTY J        |           |           |     |     |        |            |  |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS                                                  |  |  |  |  |  |  |  |  |  |
|----------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2008] W35 FST=[YR=2018] N10 W20 S10 E20\$ W32 S14 E67 N14\$. |  |  |  |  |  |  |  |  |  |