

PT OF NE1/4 OF SEC 33-2N-25E
IN OR 1687/1294 & OR 1917/44
(EX UTIL ESMT IN OR 1743/1168)

AGUILAR JOSE L
541801 LEM TURNER ROAD
CALLAHAN, FL 32011

2026

33-2N-25-0000-0008-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 70
Exterior Wall	11	BD/BTN AVG 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	03	PLASTER 50
Interior Wall	05	DRYWALL 50
Interior Floor	14	CARPET 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality 03 Quality Level 03

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	1,392	100	1993	1,392	114,200
FGR	432	55	1993	238	19,525
FOP	294	30	1993	88	7,219
FUS	728	100	1993	728	59,725

TOTALS 2,846 2,446 200,670

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
5	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	1954	1954	3	20	400	
6	0510	GARAGE WD-	0	0	24	18	432.00	SF	35.00	35.00	100	1990	1990	3	20	3,024	
8	0510	GARAGE WD-	0	0	20	20	400.00	SF	35.00	35.00	100	1990	1990	3	20	2,800	
9	0510	GARAGE WD-	0	0	28	36	1,008.00	SF	35.00	35.00	100	2015	2015	3	71	25,049	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	0	0004	OR	0.00	0.00	4.48	AC		1.00	1.00	1.00	35,000.00	35,000.00	156,800							

REVIEW DATE 01/01/2023 BY CD

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,446	104.6640	109.90	268,815	1954	1975	0	0	0	25.35	74.65	

1 SINGLE FAM 0% - 0

Heated Area: 2120

HX Base Yr

20

56

24

24

16

42

42

7

7

12

4

12

FGR
1993

BAS
1993

FOP
1993

28

26

26

28

FUS
1993

541801 LEM TURNER RD, CALLAHAN

BLD DATE	12/17/2007	KW	LGL DATE	
XF DATE			LAND DATE	05/09/2025
INC DATE			AG DATE	MLU

SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
1917/0044	5/14/2014	WD U	V 37
GRANTOR: HARTSFIELD JOHN DAVID			
GRANTEE: AGUILAR JOSE L			
1687/1294	5/26/2010	WD Q	I 02
GRANTOR: HARTSFIELD JOHN DAVID			
GRANTEE: AGUILAR JOSE L			

162,000

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W56 FGR=[YR=1993] W20 S24 E16 N12 E4 N12 \$
S12 W4 S12 FOP=[YR=1993] S7 E42 N7 W42 \$ E60 N24 \$ PTR= E15
FUS=[YR=1993] E28 S26 W28 N26\$ W15 \$.

Total Acres: 4.48 Total Land Value: 156,800 Market: 0 Agricultural: 0 Common: 156,800 PRINTED 07/09/2026 BY SYS

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[illegible]