

THIGPEN ANTHONY E & CARLA L
54532 MARLEE RD
CALLAHAN, FL 32011

37-1N-25-299E-0009-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1									
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																						
Exterior Wall	05	AVERAGE 100		0800	02	1,853	93.4000	84.06	155,763	2012	2012	0	0	0	34.00	66.00	VALUATION BY		STANDARD																				
Roof Structure	03	GABLE/HIP 100		2 M/H 94+ 100% - 2002				Heated Area: 1800				HX Base Yr 2022				Tax Group: 6 Tax Dist:																							
Roof Cover	03	COMP SHNGL 100														BUILDING MARKET VALUE																							
Interior Wall		N/A 100														TOTAL MARKET OB/XF VALUE																							
Interior Floor	14	CARPET 60														TOTAL LAND VALUE - MARKET																							
Interior Floor	11	CLAY TILE 40														TOTAL MARKET VALUE																							
Air Condition	03	CENTRAL 100														SOH/AGL Deduction																							
Heating Type	04	AIR DUCTED 100														ASSESSED VALUE																							
Bedrooms		3 100														TOTAL EXEMPTION VALUE																							
Bathrooms		2 100														BASE TAXABLE VALUE																							
Frame	02	WOOD FRAME 100														TOTAL JUST VALUE																							
Stories	0	0 100														NCON VALUE																							
Units	0	0 100														INCOME VALUE																							
																				PREVIOUS YEAR MKT VALUE																			