

BOMMARITO CARLO
54103 LAWHON ROAD SOUTH
CALLAHAN, FL 32011

37-1N-25-299F-0005-0000

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

30 VINYL 100
03 GABLE/HIP 100
03 COMP SHNGL 100
05 DRYWALL 100
14 CARPET 90
08 SHT VINYL 10
03 CENTRAL 100
04 AIR DUCTED 100

2 100
2 100
02 WOOD FRAME 100

1. 1. 100
0 100

Quality03 Quality Level 03
DOR CODE0200MOBILE HOME
MAP NUMMKT AREA08
NEIGHBORHOOD/LOC8026.00
AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE
BAS1,06810019931,06831,755

TOTALS1,0681,06831,755

MARKET ADJUSTMENTS

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

0820021,068116.600099.11105,849199119910070.0030.00

1 M/H 93- 100% - 2007Heated Area: 1068HX Base Yr 2007

382.92.9252727

BAS1993

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE31,755
TOTAL MARKET OB/XF VALUE531
TOTAL LAND VALUE - MARKET51,000
TOTAL MARKET VALUE83,286
SOH/AGL Deduction43,989
ASSESSED VALUE39,297
TOTAL EXEMPTION VALUEHX HB25,000
BASE TAXABLE VALUE14,297
TOTAL JUST VALUE83,286
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE80,434

PERMIT NUMDESCRIPTIONAMTISSUED

8625MH MOVE-ON22,90008/01/1991

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMERSN CDPRICE

1447/05549/26/2006WDQI3,300

GRANTOR:COTHREN HENRY B & BRE
GRANTEE:BOMMARITO CARLO
0291/03865/16/1979WDQV3,300
GRANTOR:SHEFFIELD WILLIAM F
GRANTEE:COTHREN HENRY B & B

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W38 S27 E7 N2 E4 R2 D2 E27 N25 U2 L2 \$.

EXTRA FEATURES

54103 LAWHON RD, CALLAHAN

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/07/2026MLU

L NOBJ/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOBJ/XF MKT VALUENOTES

10351CARPORT MT01001014140.00SF6.906.9010019921992320193

20940SHEDS/PORT010010880.00SF20.1020.1010020052005321338

LAND DESCRIPTION

TOTAL OB/XF531

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES1000006RM150.00319.001.00LT1.001.001.0051,000.0051,000.0051,000

REVIEW DATE04/05/2024BYTWA

Total Acres: 0.00Total Land Value: 51,000Market: 0Agricultural: 0Common: 51,000PRINTED 07/09/2026 BY SYS