

BLOCK 2 LOT 16
IN OR 492 PG 490
SHEFFIELD VILLAGE PB 5/28 & 29

BRANNEN MARVIN LEE & TINA M
54238 ARMSTRONG ROAD
CALLAHAN, FL 32011

2026

37-1N-25-299S-0002-0160



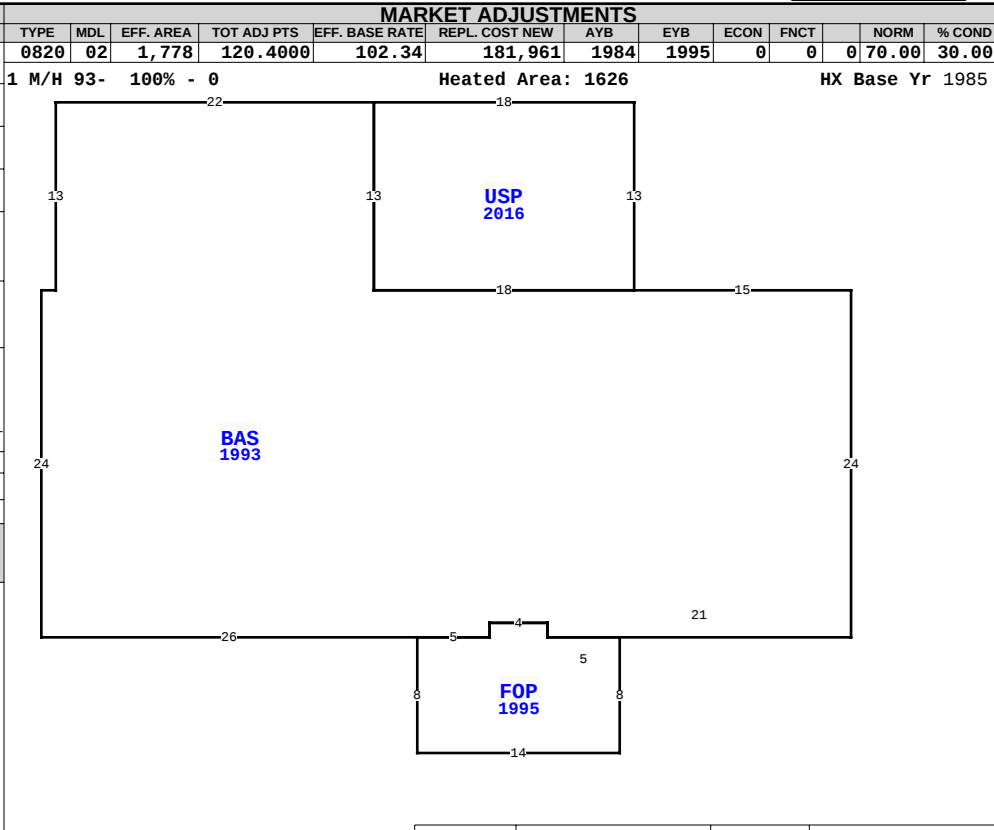
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	06	DIST 1D 100

Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8026.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,626	100	1993	1,626	49,922
FOP	116	30	1995	35	1,075
USP	234	50	2016	117	3,592
TOTALS	1,976			1,778	54,588

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0940	SHEDS/PORT	0 100	12	12	144.00	SF	20.10	20.10	100	1993
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1984
3	0510	GARAGE WD-	0 100	24	26	624.00	SF	26.25	26.25	100	2000
9	1242	WD DECK A	0 100	8	4	32.00	SF	10.00	10.00	100	1990
10	1242	WD DECK A	0 100	6	4	24.00	SF	10.00	10.00	100	1990

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	RES	100	0006	OR	0.00	0.00	1.00	LT	1.00



54238 ARMSTRONG RD, CALLAHAN	BLD DATE	LGL DATE	05/07/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 6
VALUATION BY	STANDARD		
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE	54,588		
TOTAL MARKET OB/XF VALUE	6,753		
TOTAL LAND VALUE - MARKET	51,000		
TOTAL MARKET VALUE	112,341		
SOH/AGL Deduction	59,399		
ASSESSED VALUE	52,942		
TOTAL EXEMPTION VALUE	HX HB 27,942		
BASE TAXABLE VALUE	25,000		
TOTAL JUST VALUE	112,341		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	112,205		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R970681	REPAIR/RRF	0	11/01/1997
5878	GARAGE	10,608	07/17/1989

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0492/0490	7/01/1986	WD	U	V		9,300	
GRANTOR:							
GRANTEE:							
0402/0794	10/01/1983	CD	Q	V		9,250	
GRANTOR:							
GRANTEE:							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W15 USP=[YR=2016] N13 W18 S13 E18\$ W18 N13 W22 S13W1 S24 E26 FOP=[YR=1995] S8 E14 N8 W5 N1 W4 S1 W5 \$ E5 N1 E4 S1 E21 N24 \$.											