BLOCK 2 LOT 19
2012 IMPE DW/MH
IN OR 1861/1388

SMITH PATRICIA
54140 ARMSTRONG RD
CALLAHAN, FL 32011

2026

37-1N-25-299S-0002-0190

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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

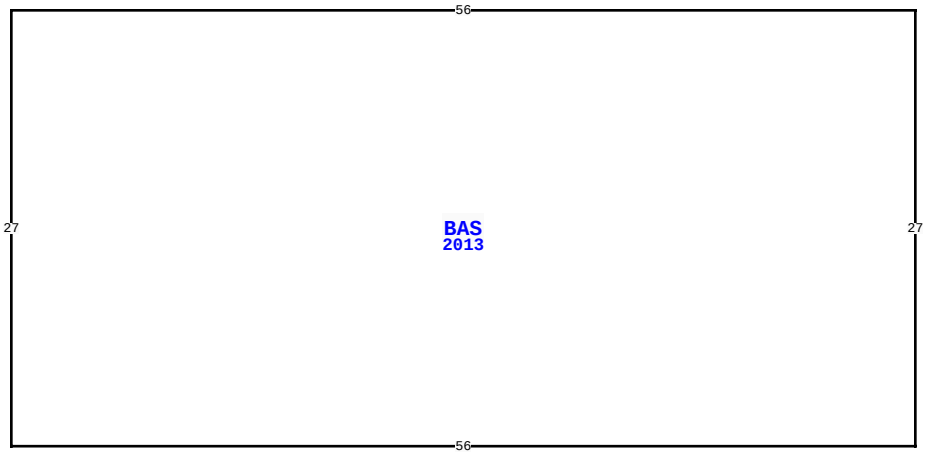
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 08
NEIGHBORHOOD/LOC 8026.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100	2013	1,512	105,261
TOTALS	1,512			1,512	105,261

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,512	117.2000	105.48	159,486	2012	2012	0	0	0	34.00	66.00

1 M/H 94+ 100% - 2014 Heated Area: 1512 HX Base Yr 2014



54140 ARMSTRONG RD, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		105,261
TOTAL MARKET OB/XF VALUE		579
TOTAL LAND VALUE - MARKET		51,000
TOTAL MARKET VALUE		156,840
SOH/AGL Deduction		60,144
ASSESSED VALUE		96,696
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		45,285
TOTAL JUST VALUE		156,840
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		153,004

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH135482	CO ISSUED	0	08/14/2013
MH135482	MH MOVE-ON	0	07/01/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1861/1388	6/11/2013	WD	Q	I	01	20,000
GRANTOR: CABAL BRENDA E						
GRANTEE: SMITH PATRICIA						
1861/1386	6/11/2013	QC	U	I	11	19,300
GRANTOR: EDWARDS RONNIE L JR						
GRANTEE: SMITH PATRICIA K						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2013] W56 S27 E56 N27$.

EXTRA FEATURES

LN	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
1	0940	SHEDS/PORT	0	100	12	12	144.00	SF	20.10	20.10	100	1983	1983	3	20	579	

LAND DESCRIPTION

TOTAL OB/XF 579

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	100	0006	OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	51,000.00	51,000.00	51,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 51,000 Market: 0 Agricultural: 0 Common: 51,000 PRINTED 07/09/2026 BY SYS