

PT WILLIAM SPARKMAN GRANT
SEC 37-3N-24E IN OR 2063/1622
BEING PARCEL 6

KELLY 2009 TRUST/KELLY VIOLA F TRUSTEE
545689 US HWY 1
CALLAHAN, FL 32011

2026

37-3N-24-0000-0012-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	05	AVERAGE 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units	0	100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	09
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NEIGHBORHOOD/LOC	9001.00
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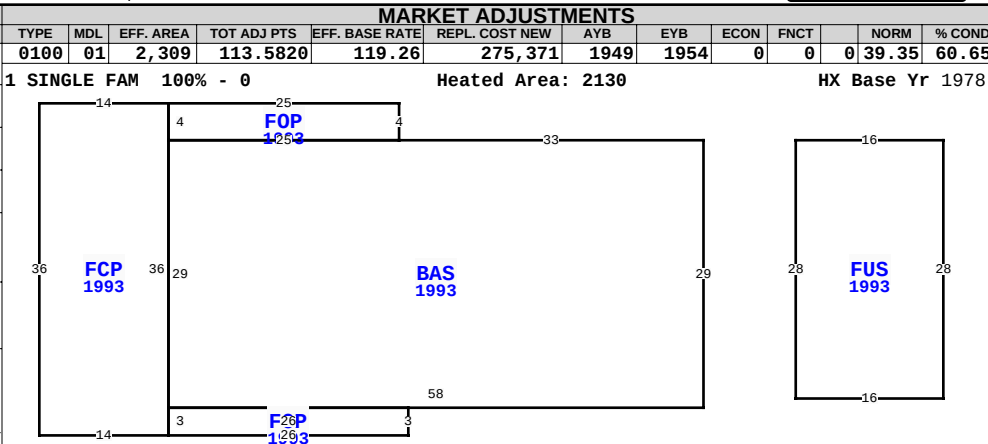
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,682	100	1993	1,682	121,661
FCP	504	25	1993	126	9,114
FOP	78	30	1993	23	1,664
FOP	100	30	1993	30	2,170
FUS	448	100	1993	448	32,404
TOTALS	2,812			2,309	167,013

EXTRA FEATURES	
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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
2	0351	CARPORT MT	0 100	24	24	576.00	SF	10.00	10.00	100	2000	2000	3	20	1,152	
3	0351	CARPORT MT	0 100	25	24	600.00	SF	10.00	10.00	100	2000	2000	3	20	1,200	
4	0510	GARAGE WD-	0 100	24	12	288.00	SF	35.00	35.00	100	2000	2000	3	26	2,621	

LAND DESCRIPTION			TOTAL OB/XF													
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
1	000100	C	RES	100	0004	CG	0.00	0.00	48,350.00	SF		1.00	1.00	1.00	1.50	1.50

REVIEW DATE	03/01/2024	BY	WWA
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545689 US HWY 1, CALLAHAN	BLD DATE	LGL DATE	05/12/2026	DC
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF																
4,973																

TOTAL OB/XF																
4,973																

Market:	0	Agricultural:	0	Common:	72,525
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NASSAU COUNTY PROPERTY				PAGE 1 of 1	4
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		TOTAL MARKET OB/XF VALUE		TOTAL LAND VALUE - MARKET	
TOTAL MARKET VALUE		SOH/AGL Deduction		ASSESSED VALUE	
TOTAL EXEMPTION VALUE		HX HB WX		BASE TAXABLE VALUE	
TOTAL JUST VALUE		NCON VALUE		INCOME VALUE	
PREVIOUS YEAR MKT VALUE					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17007271	REPAIR/RRF	10,498	12/29/2017
B24574	CARPORT	14,413	04/01/2011
E017822	NEW CONSTR	2,000	03/01/2001
P014576	NEW CONSTR	2,000	03/01/2001
B974112	XF0B	9,600	07/01/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2063/1622	7/20/2016	QC	U	I	11	100
GRANTOR: KELLY HENRY PAT & VIO						
GRANTEE: KELLY 2009 TRUST						
1661/0049	1/29/2010	QC	U	I	30	100
GRANTOR: KELLY HENRY PAT & VIO						
GRANTEE: KELLY 2010 TRUST						

BUILDING NOTES																
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BUILDING DIMENSIONS																
BAS=[YR=1993] W33 FOP=[YR=1993] N4 W25 FCP=[YR=1993] W14 S36 E14 FOP=[YR=1993] E26 N3 W26 S3\$ N36\$ S4 E25\$ W25 S29 E58 N29\$ PTR=E10 FUS=[YR=1993] E16 S28 W16 N28\$ W10\$.																