

SPICER GEORGE & MARILYN C
36073 RUSTIC ACRES WAY
CALLAHAN, FL 32011

37-3N-24-2720-0008-0010

[illegible]

SPICER GEORGE & MARILYN C
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BUILDING CHARACTERISTICS

ELEMENT

CD

Exterior Wall
Roof Structur

03

AL SIDING 100
GABLE/HIP 100

Roof Cover

01

MINIMUM 100

Interior Wall

04

PLYWOOD 100

Interior Floo

14

CARPET 70

Interior Floo

08

SHT VINYL 30

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

04

DIST 01 100

Quality

03

Quality Level 03

DOR CODE

0200

MOBILE HOME

MAP NUM

MKT AREA

09

NEIGHBORHOOD/LOC

9001.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,288

100

1993

1,288

35,078

UOP

180

25

1993

45

1,226

USP

180

50

1993

90

2,451

TOTALS

1,648

1,423

38,754

EXTRA FEATURES

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

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0820

02

1,423

106.8000

90.78

129,180

1974

1984

0

0

70.00

30.00

2 M/H 93-

0%

- 2010

Heated Area: 1288

HX Base Yr 2010

USP

1993

BAS

1993

UOP

1993

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/12/2026

MLU

TOTAL OB/XF

0

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY

Tax Group: 4

Tax Dist:

STANDARD

BUILDING MARKET VALUE

146,348

TOTAL MARKET OB/XF VALUE

10,400

TOTAL LAND VALUE - MARKET

109,480

TOTAL MARKET VALUE

266,228

SOH/AGL Deduction

129,842

ASSESSED VALUE

136,386

TOTAL EXEMPTION VALUE

HX HB

51,411

BASE TAXABLE VALUE

84,975

TOTAL JUST VALUE

266,228

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

270,001

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

1838/0464

2/05/2013

WD

U

I

30

11,500

GRANTOR: SPICER MARILYN C

GRANTEE: SPICER GEORGE & MAR

0626/0866

5/21/1991

WD

U

I

09

55,000

GRANTOR: ELLIOTT JOHNNIE

GRANTEE: SPICER MARILYN C

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W35 USP=[YR=1993] N10W18S10 E18\$ W21 S23 E21

UOP=[YR=1993] S10 E18 N10 W18\$ E35 N23\$.

REVIEW DATE

01/01/2023

BY

CD

Total Acres: 3.91

Total Land Value: 109,480

Market: 0

Agricultural: 0

Common: 109,480

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