IN OR 1714/777
1997/WEST SW/MH

BARTELL RANDALL R
55120 SUGAR LOAF LANE
CALLAHAN, FL 32011

2026

46-2N-25-0000-0002-0310

BUILDING CHARACTERISTICS

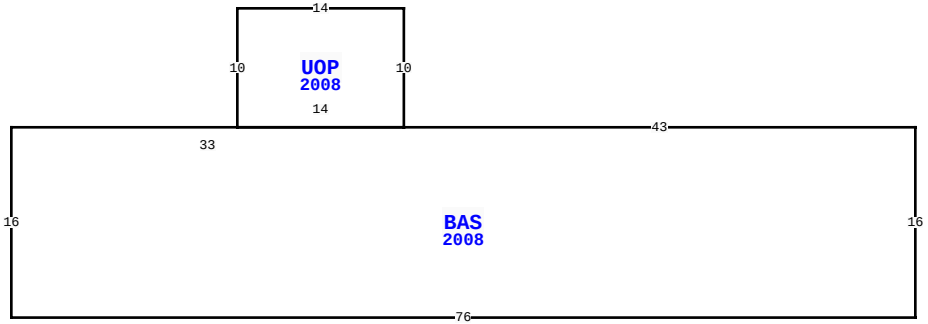
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
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	1,216	100	2008	1,216	55,985
UOP	140	25	2008	35	1,612
TOTALS	1,356			1,251	57,597

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,251	121.8000	109.62	137,135	1997	2000	0	0	0	58.00	42.00

1 M/H 94+ 100% - 2019 Heated Area: 1216 HX Base Yr 2019



55120 SUGAR LOAF LN, CALLAHAN

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

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	0351	CARPORT MT	0	100	18	20	360.00	SF	5.90	5.90	100	2007	2007	3	24	510	
2	0350	CARPORT WD	0	100	15	12	180.00	SF	7.80	7.80	100	2016	2016	3	65	913	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 6

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE	57,597
TOTAL MARKET OB/XF VALUE	1,423
TOTAL LAND VALUE - MARKET	46,500
TOTAL MARKET VALUE	105,520
SOH/AGL Deduction	51,465
ASSESSED VALUE	54,055
TOTAL EXEMPTION VALUE	HX HB 29,055
BASE TAXABLE VALUE	25,000
TOTAL JUST VALUE	105,520
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	100,393

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1714/0777	12/10/2010	WD	Q	I	02	35,000
GRANTOR: EDENFIELD ADELAIDE SM						
GRANTEE: BARTELL RANDALL R						
1610/0596	3/17/2009	QC	U	I	30	100
GRANTOR: EDENFIELD ADELAIDE SM						
GRANTEE: EDENFIELD ADELAIDE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W43 UOP=[YR=2008] N10 W14 S10 E14$ W33 S16 E76 N16$.

LAND DESCRIPTION

TOTAL OB/XF 1,423

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	0007	OR	0.00	0.00	0.93	AC		1.00	1.00	1.00	50,000.00	50,000.00	46,500							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.93 Total Land Value: 46,500 Market: 0 Agricultural: 0 Common: 46,500 PRINTED 07/09/2026 BY SYS