

BAYLAND DRIVE LLC
4215 HARBOUR ISLAND DR
JACKSONVILLE, FL 32225

46-2N-25-0240-0101-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structure020FACE BRICK 100
GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floor08SHT VINYL 60

Interior Floor14CARPET 40

Air Condition Heating Type03CENTRAL 100
04AIR DUCTED 100

Bedrooms Bathrooms Frame02WOOD FRAME 100

Stories Units Occupancy1.001.100
0100NONE 100

Quality04Quality Level 04

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA08

NEIGHBORHOOD/LOC8015.00

TOTALS2,3391,988282,035

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYB

0900011,988112.1610155.90309,9292013

1 SNGL FAM0% - 0Heated Area: 1680HX Base Yr

USP2013

BAS2013

FGR2013

FOP2013

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/04/2026MLU

EXTRA FEATURES

54404 BAYLAND DR, CALLAHAN

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/04/2026MLU

LAND DESCRIPTION

TOTAL OB/XF3,290

REVIEW DATE12/13/2024BY TWX

Total Acres: 0.00Total Land Value: 61,000Market: 0Agricultural: 0Common: 61,000PRINTED 07/09/2026 BY SYS

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE311,632

TOTAL MARKET OB/XF VALUE3,290

TOTAL LAND VALUE - MARKET61,000

TOTAL MARKET VALUE375,922

SOH/AGL Deduction0

ASSESSED VALUE375,922

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE375,922

TOTAL JUST VALUE375,922

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE368,127

PERMIT NUMDESCRIPTIONAMTISSUED

B240011736PRIVATE PROVIDER87,80710/18/2024

B1326774CO ISSUED004/01/2013

B1326774NEW CONSTR185,52901/01/2013

E1325744NEW CONSTR001/01/2013

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYRSNCD SALE PRICE

2088/040112/09/2016WDQI01199,000

GRANTOR: TURNER BRANDON & YESE

GRANTEE: BAYLAND DRIVE LLC

1860/01075/31/2013WDUI3731,000

GRANTOR: GREENE KENNETH L

GRANTEE: TURNER BRANDON & YE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2013;ORIG=0,0] W16 W35 S41 E13 E1 N3 E4 S3 E12 N19 E21 N22 \$
FGR=[YR=2013;ORIG=-21,41] S2 E21 N21 W21 S19 \$
USP=[YR=2013;ORIG=-16,0] N10 W20 S10 E20 \$
FOP=[YR=2013;ORIG=-38,41] S1 E6 N1 W1 N3 W4 S3 W1 \$
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