

JOHNSON CARLUS & TAMMY
54262 SPRING LAKE DR
CALLAHAN, FL 32011

2026

46-2N-25-197A-0001-0010

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

Exterior Wall Roof Structur

2003

FACE BRICK 100 GABLE/HIP 100

Roof Cover Interior Wall Interior Floor Interior Floor Air Condition Heating Type

030512110304

COMP SHNGL 100 DRYWALL 100 HARDWOOD 60 CLAY TILE 40 CENTRAL 100 AIR DUCTED 100

Bedrooms Bathrooms Frame

3100210002

100 2 100 WOOD FRAME 100

Stories Units Occupancy

100000

1. 100 0 100 NONE 100

Quality

03

Quality Level 03

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

08

NEIGHBORHOOD/LOC

8010.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

2,109

100

2001

2,109

263,408

FGR

600

55

2001

330

41,217

FOP

114

30

2001

34

4,246

FSP

264

40

2001

106

13,239

PTO

132

5

2026

7

874

MARKET ADJUSTMENTS

090001

2,586

110.5920

153.72

397,520

2000

2000

0

0

18.75

81.25

VALUATION BY

Tax Group:

6

Tax Dist:

STANDARD

BUILDING MARKET VALUE

322,985

TOTAL MARKET OB/XF VALUE

2,835

TOTAL LAND VALUE - MARKET

65,000

TOTAL MARKET VALUE

390,820

SOH/AGL Deduction

0

ASSESSED VALUE

390,820

TOTAL EXEMPTION VALUE

13

390,820

BASE TAXABLE VALUE

0

TOTAL JUST VALUE

390,820

NCON VALUE

24,951

INCOME VALUE

PREVIOUS YEAR MKT VALUE

409,324

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

2838/624

12/23/2025

WD Q

I

01

500,000

GRANTOR: HOOK TERRY & LAURA

GRANTEE: JOHNSON CARLUS & TA

2654/902

6/29/2023

WD Q

I

01

500,000

GRANTOR: COLE TAMMY

GRANTEE: HOOK TERRY & LAURA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001;ORIG=0,0] W26 S4 S12 W11 W32 S39 E13 N6 N6 E19 S10 E13 N4 N25 E24 N24 \$

FGR=[YR=2001;ORIG=-24,49] E24 N25 W24 S25 \$

FSP=[YR=2001;ORIG=-37,16] N12 W22 S12 E22 \$

FOP=[YR=2001;ORIG=-56,49] E19 N6 W19 S6 \$

PTO=[YR=2026;ORIG=-26,16] W11 N12 E11 S12 \$

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

1000100

C

RES

100

0006

RSF-1

0.00

0.00

1.00

LT

1.00

1.00

65,000.00

65,000.00

65,000

REVIEW DATE

01/01/2023

BY

CD

Total Acres: 0.00

Total Land Value: 65,000

Market: 0

Agricultural: 0

Common: 65,000

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