

**MATHIS SADIE W L/E/
55330 YELLOW JACKET DR
CALLAHAN, FL 32011**

46-2N-25-197C-0011-0060

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall20FACE BRICK 90

Exterior Wall10ABOVE AVG 10

Roof Structure08IRREGULAR 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floor03CONC FINSH 50

Interior Floor11CLAY TILE 50

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3100

Bathrooms3100

Frame Stories Units02WOOD FRAME 100
2. 100
0 100

Occupancy00NONE 100

Quality03Quality Level 03

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA08

NEIGHBORHOOD/LOC8010.00

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS3,27610020053,276382,249

FGR67455200537143,289

FOP112302005343,967

FOP53830200516118,786

FUS395100200539546,089

STP481020055583

TOTALS5,0434,242494,963

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYB

0900014,24298.1200136.39578,566200520050014.4585.55

1 SNGL FAM100% - 2006Heated Area: 3671HX Base Yr 2006

FOP2005

BAS2005

FGR2005

S1P2005

S2P2005

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE494,963

TOTAL MARKET OB/XF VALUE4,840

TOTAL LAND VALUE - MARKET130,000

TOTAL MARKET VALUE629,803

SOH/AGL Deduction324,607

ASSESSED VALUE305,196

TOTAL EXEMPTION VALUEHX HB WX56,411

BASE TAXABLE VALUE248,785

TOTAL JUST VALUE629,803

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE598,439

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYVOLUMERSN CDPRICE

2712/18665/21/2024LEUII11100

GRANTOR:MATHIS SADIE W

GRANTEE:MATHIS TALENA R

0870/00253/01/1999WDQV16,700

GRANTOR:SPRING LAKE ESTATES O

GRANTEE:MATHIS DAVID J SR &

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W26 FOP=[YR=2005] W35 S8 W10 S12 E10 N1 E2 N3 E10 S3 E4 N11 E2 N3 E8 S3 E1 S2 E8 N10 \$ S10 W8 N2 W1 N3 W8 S3 W2 S11 W4 N3 W10 S3 W2 S1 W10 N15 W1 N3 W4 N1 W6 S1 W4 S3 W1 S28 E2 S6 W2 S12 E1 S1 E1 S1 E6 N1 E1 N3 E5 N2 E2 N3 E9 FOP=[YR=2005] S7 E2 STP=[YR=2005] S4 E12 N4 W12\$ E14 N7 W16\$ E16 S10 E14 N3 E6 FGR=[YR=2005] S12 E26 N28 W8 S3 W18 S13\$ N13 E18 N3 E8 N35\$ PTR= E15 FUS=[YR=2005] E18 N10 E7 S19 W7 N3 W6 S12 W1 S1 W10 N1 W1 N18 \$ W15 \$.

LAND DESCRIPTION

LNUSE CODECLS

LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSLUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESTAX YEARDENSITYDECLFRZYRCONSRV

1000100CRESS1000006RSF-10.000.002.00LT1.001.001.0065,000.0065,000.00130,000

EXTRA FEATURES

55330 YELLOW JACKET DR, CALLAHAN

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/05/2026MLU

REVIEW DATE01/01/2023BYCDTotal Acres: 0.00Total Land Value: 130,000Market: 0Agricultural: 0Common: 130,000PRINTED 07/09/2026 BY SYS