

BLOCK 13 LOT 17
CONSERV ESMT PT OR 929/824
SPRING LAKE EST 4 REPLAT

PARKER ANTHONY & RACHEL LIVING TRUST/PARKER ANTHON
55410 LITTLE BROOK DRIVE
CALLAHAN, FL 32011

2026

46-2N-25-197D-0013-0170



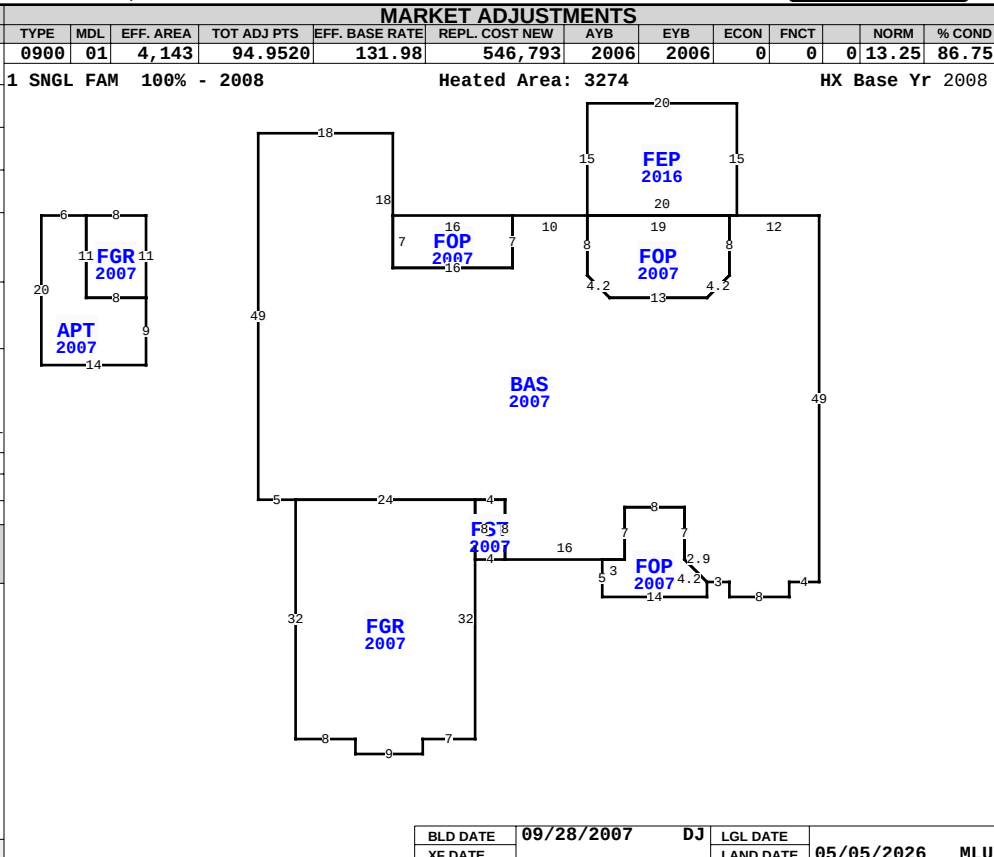
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 80
Exterior Wall	05	AVERAGE 20
Roof Structure	03	GABLE/HIP 100
Roof Cover		N/A 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 70
Interior Floor	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	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
APT	192	100	2007	192	21,982
BAS	3,082	100	2007	3,082	352,866
FEP	300	80	2016	240	27,478
FGR	88	55	2007	48	5,496
FGR	786	55	2007	432	49,461
FOP	112	30	2007	34	3,892
FOP	122	30	2007	37	4,236
FOP	200	30	2007	60	6,870
FST	32	55	2007	18	2,061
TOTALS	4,914			4,143	474,343

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
5	0911	SCRN RM A	0	100	26	15	390.00	SF	18.00
6	0940	SHEDS/PORT	0	100	10	10	100.00	SF	30.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0006	RSF-1	0.00	0.00	1.00



55410 LITTLE BROOK DR, CALLAHAN	BLD DATE 09/28/2007	DJ	LGL DATE	05/05/2026	MLU
	XF DATE		LAND DATE		
	INC DATE		AG DATE		

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY								STANDARD	
Tax Group: 6								Tax Dist:	
BUILDING MARKET VALUE								474,343	
TOTAL MARKET OB/XF VALUE								6,101	
TOTAL LAND VALUE - MARKET								65,000	
TOTAL MARKET VALUE								545,444	
SOH/AGL Deduction								283,108	
ASSESSED VALUE								262,336	
TOTAL EXEMPTION VALUE								51,411	
BASE TAXABLE VALUE								210,925	
TOTAL JUST VALUE								545,444	
NCON VALUE								0	
INCOME VALUE									
PREVIOUS YEAR MKT VALUE								559,927	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1632492	ADDITION	38,301	06/01/2016
B22396	ADDITION	9,636	04/01/2009
M11174	MECH OTHER	0	03/01/2006
C17000	CO ISSUED	0	01/01/2006
C17000	CO ISSUED	228,846	01/01/2006
C17001	CO ISSUED	15,000	01/01/2006

SALES DATA									
OFF RECORD Number		DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE		
2714/662		5/20/2024	WD	U	I	11	100		
GRANTOR: PARKER ANTHONY JR & R									
GRANTEE: PARKER ANTHONY & RA									
1737/0870		4/26/2011	WD	U	I	14	100		
GRANTOR: PARKER ANTHONY J JR &									
GRANTEE: PARKER ANTHONY J JR									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2007;ORIG=90,0] W12 S8 D3L3 W13 U3L3 N8 W10 S7 W16 N18 W18 S49 E5 E24 E4 S8 E16 N7 E8 S7 D2R2 D1R1 E3 S2 E8 N2 E4 N49 \$									
FGR=[YR=2007;ORIG=20,38] S32 E8 S2 E9 N2 E7 N32 W24 \$									
FEP=[YR=2016;ORIG=79,0] N15 W20 S15 E20 \$									
FOP=[YR=2007;ORIG=59,0] S8 D3R3 D0R13 U3R3 N8 U0L19 \$									
APT=[YR=2007;ORIG=-8,0] W6 S20 E14 N9 W8 N11 \$									
FOP=[YR=2007;ORIG=61,46] S5 E14 N2 U3L3 N7 W8 S7 W3 \$									
FOP=[YR=2007;ORIG=49,0] W16 S7 E16 N7 \$									
FGR=[YR=2007;ORIG=0,0] W8 S11 E8 N11 \$									
FST=[YR=2007;ORIG=44,38] E4 S8 W4 N8 \$									
PTR=[ORIG=0,0] E90 W90 \$									