

TRACT 16
IN OR 2649/589
LEE STONER SHORES 2 UNR

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54249 FOURACRE CIR
CALLAHAN, FL 32011

2024

37-1N-25-296B-0016-0000



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	12	HARDWOOD 70		
Interior Floo	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	8026.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,884	100	1,884	234,790
BAS	480	100	480	59,819
DCK	548	10	55	6,854
UOP	512	20	102	12,711
TOTALS	3,424		2,521	314,174

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,521	108.9600	136.20	343,360	1938	2005	0	0	8.50	91.50
1 SNGL FAM - 100% - 2024											
Heated Area: 2364											
HX Base Yr 2024											
The floor plan diagram shows a building layout with four distinct areas labeled in blue: BAS 2012 (left), DCK 2020 (top center), BAS 1993 (right), and UOP 2020 (bottom center). The layout is defined by a series of connected lines forming a complex polygon. Dimensions are provided for various sections: 20, 24, 20, 8, 16, 32, 16, 32, 14, 58, 18, 24, 6, 17, 16, 29, 46, 6, 20, 16, 24, 32, 16, 14, 32, 16, 24, 20, 16, 24, 18, 24, 6, 17, 16, 29, 46, 6, 20, 16, 24, 32, 16, 32, 14, 58, 18, 24, 6, 17, 16, 29, 46, 6, 20, 16, 24											