



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,856	100	1996	1,856	197,502
FGR	675	55	1996	371	39,479
FOP	144	30	1996	43	4,576
FOP	310	30	1996	93	9,896
FSP	352	40	1996	141	15,004
FUS	720	100	1996	720	76,617
PTO	180	5	1996	9	958
TOTALS	4,237			3,233	344,032

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0	100	0	0		375.00	SF 6.50	100	1996
2	0812	CONCRETE C	0	100	0	0		1,065.00	SF 4.00	100	1999
3	0812	CONCRETE C	0	100	0	0		1,946.00	SF 4.00	100	2003

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	RES	100	0007	OR	0.00	0.00	5.00	AC	1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,233	96.5448	127.44	412,014	1996	2002	0	0	0 16.50	83.50
1 SNGL FAM - 100% - 2000 Heated Area: 2576 HX Base Yr 2000											

36108 JENTRIE RAY LN, CALLAHAN											
BLD DATE						LGL DATE					
XF DATE						LAND DATE					
INC DATE						AG DATE					
										05/09/2025	MLU

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY										PAGE 1 of 1	
VALUATION BY										STANDARD	
Tax Group: 6										Tax Dist:	
BUILDING MARKET VALUE										344,032	
TOTAL MARKET OB/XF VALUE										11,284	
TOTAL LAND VALUE - MARKET										97,500	
TOTAL MARKET VALUE										452,816	
SOH/AGL Deduction										222,627	
ASSESSED VALUE										230,189	
TOTAL EXEMPTION VALUE										HX HB	50,722
BASE TAXABLE VALUE										179,467	
TOTAL JUST VALUE										452,816	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										420,204	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22003145	REPAIR/RRF	40,000	02/25/2022
E16342	ELEC OTHER	750	12/01/2005
952083	NEW CONSTR	150,000	07/01/1995

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0878/0369	4/09/1999	WD	Q	I		205,000	
GRANTOR: SHAFFER JANET H							
GRANTEE: PINKSTAFF DAVID & T							
0843/1827	8/06/1998	WD	Q	I	06	143,300	
GRANTOR: SHAFFER JIMMY R							
GRANTEE: SHAFFER JANET H							

BUILDING NOTES											
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BUILDING DIMENSIONS											
FGR=[YR=1996] W25 PTO=[YR=1996] N8 W18 FSP=[YR=1996] W40 S10 BAS=[YR=1996] W13 S7 D2 L2 S4 D2 R2 S3 E13 S16 FOP=[YR=1996] S8 E40 N8 W15 S1 W10 N1 W15\$ E15 S1 E10 N1 E15 N2 R2 U2 N4 L2 U2 N6 E10 FOP=[YR=1996] E8 N18 W8 S18\$ N18 W10 U3 L3 W5 D3 L3 W18 U3 L3 W5 D3 L3 \$ U3 R3 E5 D3 R3 E18 U3 R3 E5 D3 R3 N10\$ S10 E18 N2\$ S27 E25 N27\$ PTR=E20 FUS=[YR=1996] E40 S18 W40 N18\$ W20\$.											