

O'NEAL JESSE DAVID JR
54055 JONAS DR
CALLAHAN, FL 32011

37-1N-25-299C-0049-0000

BUILDING CHARACTERISTICS

ELEMENT

CD

Exterior Wall

05

AVERAGE 100

Roof Structure

01

FLAT 100

Roof Cover

01

MINIMUM 100

Interior Wall

04

PLYWOOD 100

Interior Floor

05

ASPH TILE 100

Air Condition

01

NONE 100

Heating Type

02

CONVECTION 100

Bedrooms

2 100

Bathrooms

1 100

Frame Stories

02

WOOD FRAME 100

Units

0 100

BUD8 Adjustme

06

DIST 1D 100

Quality

03 Quality Level 03

DOR CODE

0200 MOBILE HOME

MAP NUM

MKT AREA 08

NEIGHBORHOOD/LOC

8026.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,236

100

1993

1,236

30,257

UOP

40

25

1993

10

245

UOP

120

25

1993

30

734

USP

136

50

1993

68

1,665

TOTALS

1,532

1,344

32,901

EXTRA FEATURES

54055 JONAS DR, CALLAHAN

L N

OB/XF CODE

DESCRIPTION

BLD CAP

L

W

UNITS

UT

Adj R

ADJ UNIT PRICE

ORIG COND

YEAR ON

YEAR ACTUAL

Q

% COND

OB/XF MKT VALUE

NOTES

1

0510

GARAGE WD-

0

0

19

17

323.00

SF

26.95

26.95

100

1980

1980

3

20

1,741

2

1242

WD DECK A

0

0

8

12

96.00

SF

10.00

10.00

100

1984

1984

3

20

192

LAND DESCRIPTION

TOTAL OB/XF 1,933

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

000100

C

RES

0

0006

RM

122.00

357.00

1.00

LT

1.00

1.00

1.00

51,000.00

51,000.00

51,000

REVIEW DATE

01/01/2023

BY CD

Total Acres: 0.00

Total Land Value: 51,000

Market: 0

Agricultural: 0

Common: 51,000

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0820

02

1,344

96.0000

81.60

109,670

1965

1970

0

0

0

70.00

30.00

Heated Area: 1236

HX Base Yr

USP

1993

UOP

1993

BAS

1993

UOP

1993

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/07/2026

MLU

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W7 UOP=[YR=1993] N5 W8 S5 E8 \$ W8 N12 W1
USP=[YR=1993] N8 W17 S8 E17\$ W18 S12 W22 S10 E12
UOP=[YR=1993] S10 E12 N10 W12\$ E12 S14 E32 N24\$.

NASSAU COUNTY PROPERTY

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