

LOT 201
PT OR 453/424
NASSAU OAKS 3 UNR

RINER GUY W JR & DELORES J
56336 GRIFFIN ROAD
CALLAHAN, FL 32011

2026

48-3N-25-4197-0201-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	20	FACE BRICK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 90			
Interior Floo	08	SHT VINYL 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms	02	3 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
BUD8 Adjustme	04	DIST 01 100			
Occupancy	00	NONE 100			
Quality		03	Quality Level 03		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		05
NEIGHBORHOOD/LOC		5011.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,045	100	1995	2,045	168,948
FEP	252	80	2003	202	16,688
FGR	986	55	1995	542	44,777
FOP	256	30	1995	77	6,361
TOTALS	3,539			2,866	236,775

MARKET ADJUSTMENTS										
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	% COND
0100	01	2,866	101.5200	106.60	305,516	1995	1995	0	0	22.50
1 SINGLE FAM		100% - 0		Heated Area: 2045			HX Base Yr			

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