LOT 21
IN OR 1091/1267
BUCKHEAD SUB PB 6/135-136

SENTERFITT LEONARD W & MARY G
32083 WHITE TAIL COURT
BRYCEVILLE, FL 32009

2023

01-1S-24-018B-0021-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01

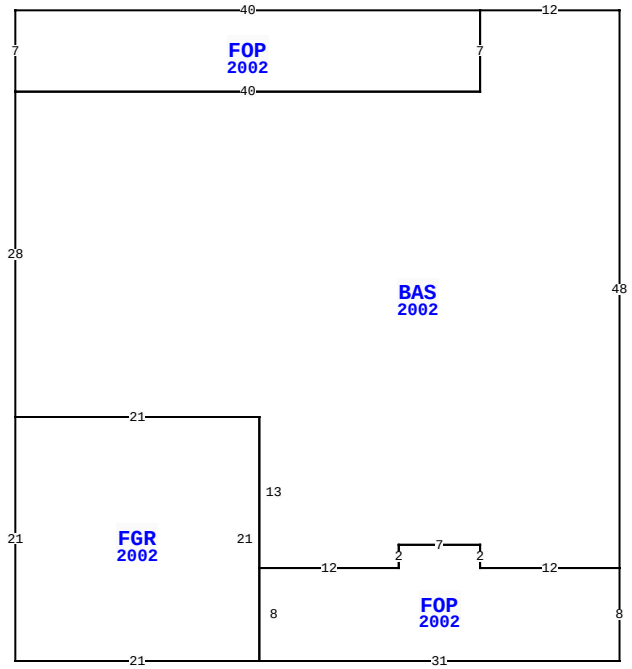
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 08
NEIGHBORHOOD/LOC 8016.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,929	100	1,929	202,933
FGR	441	55	243	25,564
FOP	262	30	79	8,310
FOP	280	30	84	8,837
TOTALS	2,912		2,335	245,646

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,335	95.2560	113.12	264,135	2002	2007	0	0	0	7.00	93.00

1 SNGL FAM – 100% - 2003 Heated Area: 1929 HX Base Yr 2003



32083 WHITE TAIL CT, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		245,646
TOTAL MARKET OB/XF VALUE		7,959
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		283,605
SOH/AGL Deduction		143,315
ASSESSED VALUE		140,290
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		90,290
TOTAL JUST VALUE		283,605
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		230,862

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19004251	REPAIR/RRF	20,046	04/25/2019
B029773	NEW CONSTR	148,592	06/01/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1091/1267	11/01/2002	WD	Q	I		149,200
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: SENTERFITT LEONARD						
1052/0049	4/25/2002	WD	U	V	19	20,500
GRANTOR: BUCKHEAD LAND & TIMBE						
GRANTEE: SEDA CONSTRUCTION C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W12 FOP=[YR=2002] W40 S7 E40 N7 $ S7 W40 S28
FGR=[YR=2002] S21 E21 FOP=[YR=2002] E31 N8 W12 N2 W7 S2 W12
S8 $ N21 W21 $ E21 S13 E12 N2 E7 S2 E12 N48 $.

EXTRA FEATURES

LN	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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2002	2002	3	87	3,045	
2	0812	CONCRETE C	0	100	0	0	1,480.00	SF	4.00	4.00	100	2002	2002	3	83	4,914	

LAND DESCRIPTION

TOTAL OB/XF 7,959

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0003		0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 01/06/2020 BY TWX Total Acres: 0.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 08/02/2023 BY SYS