

LOT 31
IN OR 1929/275
BUCKHEAD II PUD PHASES 1 & 2

BRANSON ROBERT E JR & BRANDY L
30473 TROPHY TRL
BRYCEVILLE, FL 32009

2023

01-1S-24-018C-0031-0000



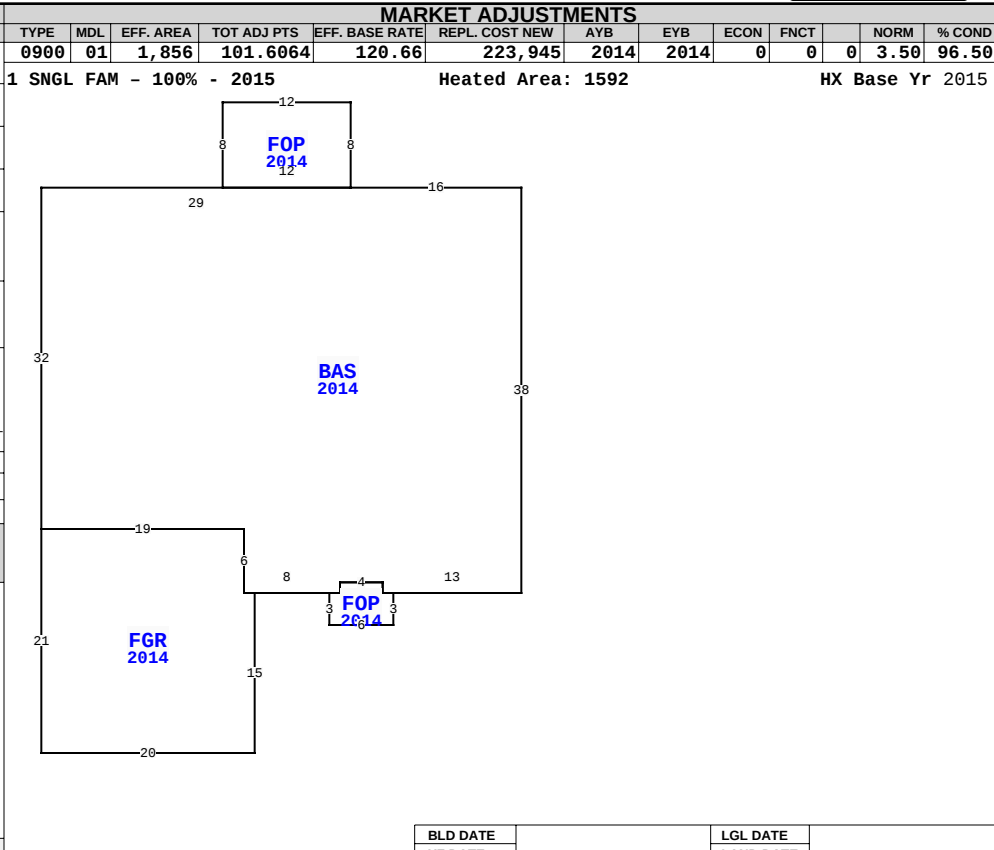
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	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	1,592	100	1,592	185,368
FGR	414	55	228	26,547
FOP	22	30	7	815
FOP	96	30	29	3,377
TOTALS	2,124		1,856	216,107

EXTRA FEATURES													
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	0811	CONCRETE B	0 100	0	0	652.00	SF	5.20	5.20	100	2014	2014	3

LAND DESCRIPTION													
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
1	000100	C	SFR	100	0003		0.00	0.00	1.00	LT		1.00	1.00



TOTAL OB/XF													
3,221													

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3,221													

NASSAU COUNTY PROPERTY													
VALUATION SUMMARY													
PAGE 1 of 1													
6													
VALUATION BY													
STANDARD													
Tax Group: 6													
Tax Dist:													
BUILDING MARKET VALUE													
216,107													
TOTAL MARKET OB/XF VALUE													
3,221													
TOTAL LAND VALUE - MARKET													
30,000													
TOTAL MARKET VALUE													
249,328													
SOH/AGL Deduction													
93,600													
ASSESSED VALUE													
155,728													
TOTAL EXEMPTION VALUE													
HX HB													
50,000													
BASE TAXABLE VALUE													
105,728													
TOTAL JUST VALUE													
249,328													
NCON VALUE													
0													
INCOME VALUE													
PREVIOUS YEAR MKT VALUE													
205,249													

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1327806	CO ISSUED	0	02/28/2014
B27806	NEW CONSTR	197,218	10/01/2013
E1326777	NEW CONSTR	0	10/01/2013

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1929/0275	7/11/2014	WD	Q	I	01	180,900	
GRANTOR: SEDA CONSTRUCTION COM							
GRANTEE: BRANSON ROBERT E JR							
1409/0458	5/03/2006	WD	U	V	19	158,000	
GRANTOR: CALICO DEVELOPMENT CO							
GRANTEE: SEDA CONSTRUCTION C							

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2014] W16 FOP=[YR=2014] N8 W12 S8 E12\$ W29 S32													
FGR=[YR=2014] S21 E20 N15 W1 N6 W19\$ E19 S6 E8 FOP=[YR=2014]													
S3 E6 N3 W1 N1 W4 S1 W1\$ E1 N1 E4 S1 E13 N38\$.													