

LOT 48
IN OR 1988/875
BUCKHEAD II PUD PHASES 1 & 2

THIGPEN ROGER M & KARRIE A
20222 DEER RUN TRL
BRYCEVILLE, FL 32009

2023

01-1S-24-018C-0048-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 70
Exterior Wall	16 WD FR STUC 30
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	0 100
Occupancy	00 NONE 100

Quality	01 Quality Level 01
DOR CODE	0100 SINGLE FAMILY

MAP NUM	MKT AREA	08
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NEIGHBORHOOD/LOC	8016.00
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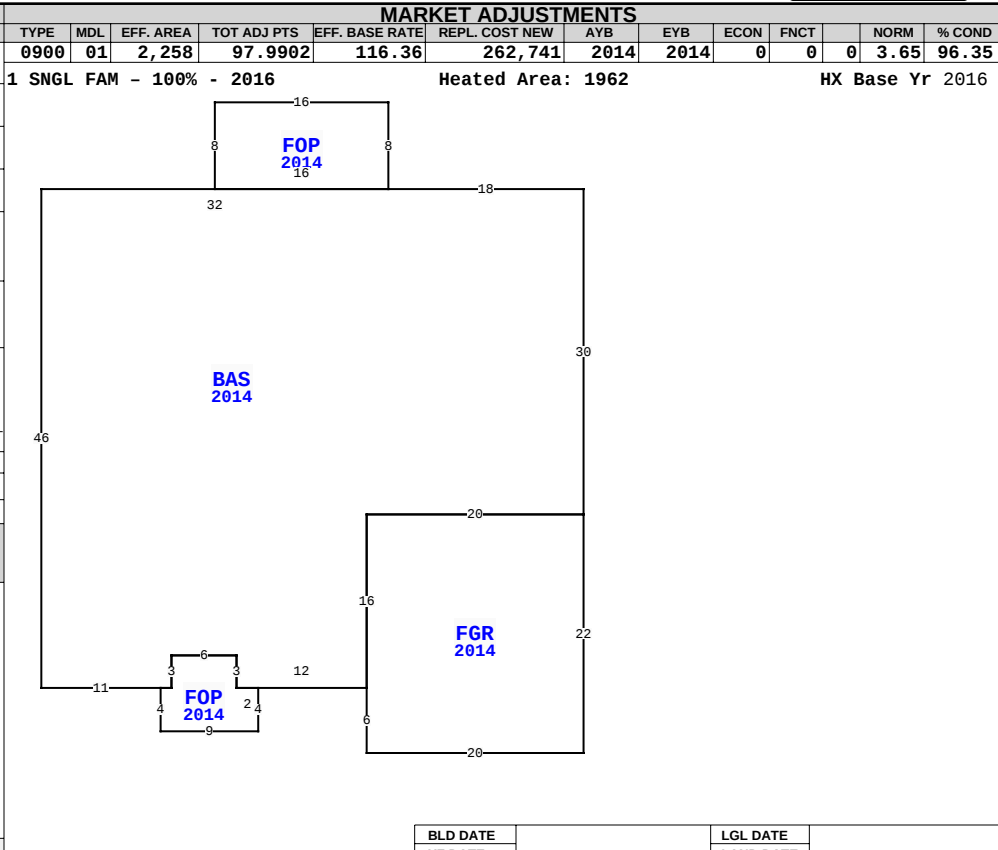
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,962	100	1,962	219,965
FGR	440	55	242	27,131
FOP	54	30	16	1,794
FOP	128	30	38	4,261
TOTALS	2,584		2,258	253,151

EXTRA FEATURES	
L N	OB/XF CODE

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	0811	CONCRETE B	0 100	0	0	650.00	SF	5.20	5.20	100	2014	2014	3	95	3,211	

LAND DESCRIPTION	
L N	USE CODE

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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							



TOTAL OB/XF		3,211
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
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VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE		253,151
TOTAL MARKET OB/XF VALUE		3,211
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		286,362
SOH/AGL Deduction		109,012
ASSESSED VALUE		177,350
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		127,350
TOTAL JUST VALUE		286,362
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		235,228

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1428448	CO ISSUED	0	07/18/2014
B1428448	NEW CONSTR	236,560	03/01/2014

SALES DATA	
OFF RECORD Number	DATE
1988/0875	6/19/2015
GRANTOR: SEDA CONSTRUCTION COM	
GRANTEE: THIGPEN ROGER M & K	
1609/0085	2/27/2009
GRANTOR: CALICO DEVELOPMENT CO	
GRANTEE: SEDA CONSTRUCTION C	

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS=[YR=2014] W18 FOP=[YR=2014] N8 W16 S8 E16\$ W32 S46 E11	
FOP=[YR=2014] S4 E9 N4 W2 N3 W6 S3 W1\$ E1 N3 E6 S3 E12	
FGR=[YR=2014] S6 E20 N22 W20 S16 \$ N16 E20 N30\$.	