LOT 16
IN OR 2020/619
SUNOWA SPRINGS #1 PB 4/75 & 76

EDELL LINDA C L/E &/WOLFE EARLE R L/E
11747 SUNOWA SPRINGS TL
BRYCEVILLE, FL 32009

2023

02-1S-24-1990-0016-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 60
Exterior Wall	12	CEDAR 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD4 Adjustme	03	. 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

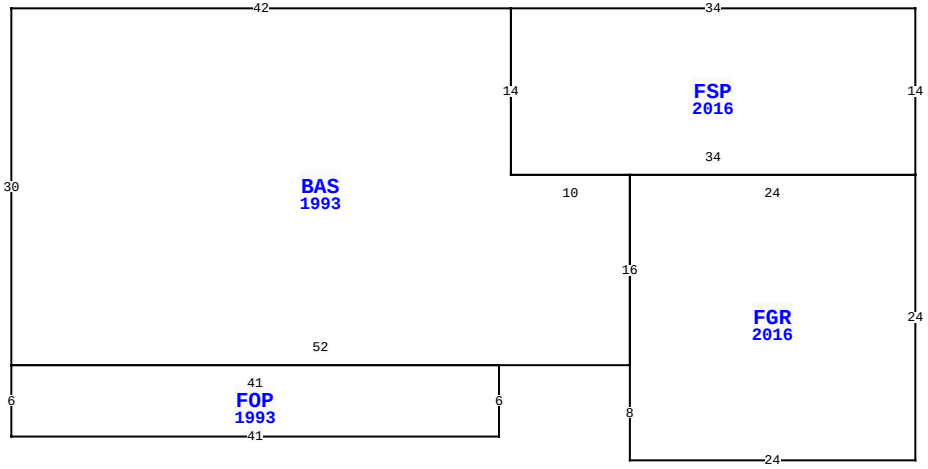
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8011.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,420	100	1,420	85,217
FGR	576	55	317	19,023
FOP	246	30	74	4,441
FSP	476	40	190	11,402
TOTALS	2,718		2,001	120,084

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,001	80.0660	72.26	144,592	1986	1986	0	0	0	16.95	83.05

1 SINGLE FAM – 100% - 2013 Heated Area: 1420 HX Base Yr 2013



BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

11747 SUNOWA SPRINGS TR, BRYCEVILLE

NASSAU COUNTY PROPERTY

PAGE 1 of 1 6

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		120,084
TOTAL MARKET OB/XF VALUE		20,293
TOTAL LAND VALUE - MARKET		94,150
TOTAL MARKET VALUE		234,527
SOH/AGL Deduction		120,990
ASSESSED VALUE		113,537
TOTAL EXEMPTION VALUE	HX HB WX	55,000
BASE TAXABLE VALUE		58,537
TOTAL JUST VALUE		234,527
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		168,736

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2020/0619	12/22/2015	WD	U	I	11	100
GRANTOR: EDELL LINDA C & DEAN						
GRANTEE: EDELL LINDA C & EAR						
1847/0029	3/22/2013	QC	U	I	11	100
GRANTOR: EDELL LINDA C & DEAN						
GRANTEE: EDELL LINDA C & DEA						

BUILDING NOTES

BUILDING DIMENSIONS

FSP=[YR=2016] W34 BAS=[YR=1993] W42 S30 FOP=[YR=1993] S6 E41 N6 W41$ E52 FGR=[YR=2016] S8 E24 N24 W24 S16$ N16 W10 N14$ S14 E34 N14$.

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	1988	1988	3	66	2,310	
4	0810	CONCRETE A	0	100	20	21	420.00	SF	6.50	6.50	100	2015	2015	3	96	2,621	
5	1242	WD DECK A	0	100	22	8	176.00	SF	10.00	10.00	100	2013	2013	3	65	1,144	
6	0940	SHEDS/PORT	0	100	18	14	252.00	SF	30.00	30.00	100	2014	2014	3	70	5,292	
7	0810	CONCRETE A	0	100	18	5	90.00	SF	6.50	6.50	100	2014	2014	3	95	556	
8	0681	POLE SHED	0	100	30	20	600.00	SF	15.00	15.00	100	2019	2019	3	93	8,370	

LAND DESCRIPTION

TOTAL OB/XF 20,293

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	000115	C	SFR ACRES	100	0006	OR	0.00	0.00	2.69	AC		1.00	1.00	1.00	35,000.00	35,000.00	94,150							

REVIEW DATE 10/09/2018 BY TWA Total Acres: 2.69 Total Land Value: 94,150 Market: 0 Agricultural: 0 Common: 94,150 PRINTED 08/02/2023 BY SYS