

LOT 26
IN OR 1709/1146
CALICO WOODS PB 6/374

STUDER MARIA A
9564 FORD ROAD
BRYCEVILLE, FL 32009

2023

03-1S-24-021W-0026-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY												
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1												
Exterior Wall	05	AVERAGE 90	0900	01	3,226	87.1056	103.44	333,697	2006	2011	0	0	0	5.05	94.95	VALUATION BY					STANDARD											
Exterior Wall	21	STONE 10	1 SNGL FAM - 100% - 2011										Heated Area: 2812					HX Base Yr 2011					Tax Group: 6					Tax Dist:				
Roof Structure	08	IRREGULAR 100											BUILDING MARKET VALUE					316,845														
Roof Cover	03	COMP SHNGL 100											TOTAL MARKET OB/XF VALUE					23,676														
Interior Wall	05	DRYWALL 100											TOTAL LAND VALUE - MARKET					30,000														
Interior Floor	14	CARPET 70											TOTAL MARKET VALUE					370,521														
Interior Floor	08	SHT VINYL 30											SOH/AGL Deduction					166,938														
Air Condition	03	CENTRAL 100											ASSESSED VALUE					203,583														
Heating Type	04	AIR DUCTED 100											TOTAL EXEMPTION VALUE					55,000														
Bedrooms	4	100											BASE TAXABLE VALUE					148,583														
Bathrooms	2	100											TOTAL JUST VALUE					370,521														
Frame	02	WOOD FRAME 100											NCON VALUE					0														
Stories	1.	1. 100	INCOME VALUE																													
Units	0	100	PREVIOUS YEAR MKT VALUE					355,095																								
Occupancy	00	NONE 100																														
Quality		01	Quality Level 01																													
DOR CODE		0100 SINGLE FAMILY																														
MAP NUM												MKT AREA		08																		
NEIGHBORHOOD/LOC		8003.00																														
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																												
BAS	2,812	100	2,812	276,184																												
FGR	518	55	285	27,991																												
FOP	75	30	22	2,161																												
FOP	357	30	107	10,509																												
TOTALS		3,762	3,226	316,845																												
EXTRA FEATURES										9564 FORD RD, BRYCEVILLE																						
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	0473	VF 3 RAIL	0	100	0	0		80.00	LF 7.50	7.50	100	2006	2006	3	72	432																
2	0478	VF 6 SLAT	0	100	0	0		50.00	LF 15.00	15.00	100	2006	2006	3	72	540																
3	0504	FP-ELECTRI	0	100	0	0		1.00	UT 2,000.00	2,000.00	100	2006	2006	3	91	1,820																
4	0812	CONCRETE C	0	100	0	0		4,633.00	SF 4.00	4.00	100	2006	2006	3	88	16,308																
5	1127	BRICK 8"	0	100	0	0		24.00	SF 11.00	11.00	100	2007	2007	3	97	256																
6	1242	WD DECK A	0	100	0	0		480.00	SF 10.00	10.00	100	2019	2019	3	90	4,320																
LAND DESCRIPTION										TOTAL OB/XF 23,676																						
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	000115	C	SFR ACRES	100	0006		0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000															
REVIEW DATE 01/06/2020 BY TWX Total Acres: 1.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 08/02/2023 BY SYS																																