IN OR 123 PG 662
R434015

LORD JOSEPH B JR
2853 EASTWOOD DRIVE
BRYCEVILLE, FL 32009

2023

04-1S-23-0000-0009-0070

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 90
Interior Floo	14	CARPET 10
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

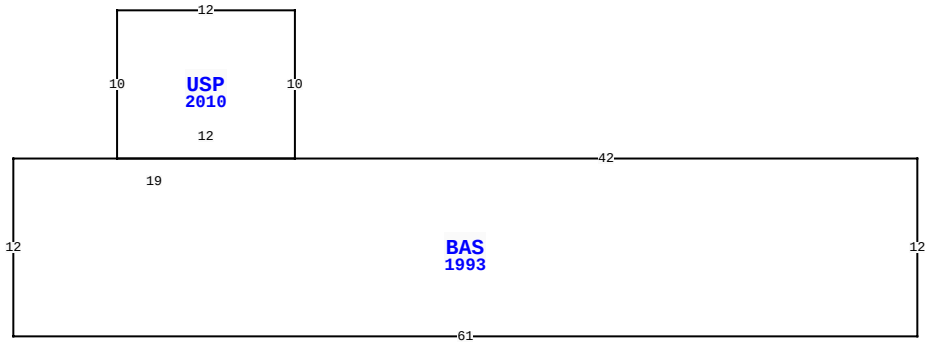
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	732	100	732	12,476
USP	120	50	60	1,023
TOTALS	852		792	13,498

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	792	87.4000	56.81	44,994	1973	1973	0	0	0	70.00	30.00

1 M/H 93- – 100% - 0 Heated Area: 732 HX Base Yr



2853 EASTWOOD DR, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/16/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		13,498
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		125,400
TOTAL MARKET VALUE		138,898
SOH/AGL Deduction		95,217
ASSESSED VALUE		43,681
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		18,681
TOTAL JUST VALUE		138,898
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		77,877

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8178	MH MOVE-ON	2,000	05/21/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W42 USP=[YR=2010] N10 W12 S10 E12$ W19 S12 E61 N12$.

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	% COND	OB/XF MKT VALUE	NOTES

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000102	C	SFR/MH	100	0005	OR	0.00	0.00	6.60	AC		1.00	1.00	1.00	19,000.00	19,000.00	125,400							

REVIEW DATE 01/14/2021 BY WWA Total Acres: 6.60 Total Land Value: 125,400 Market: 0 Agricultural: 0 Common: 125,400 PRINTED 08/02/2023 BY SYS