



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 60
Interior Wall	04	PLYWOOD 40
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 100
Bedrooms	3	100
Bathrooms	1	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	06	DIST 1D 100
Quality	02	Quality Level 02
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,584	100
FSP	240	60
UEP	176	70
UOP	200	25
TOTALS	2,200	1,901

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM		% COND	
0820	02	1,901	74.4800	48.41	92,027	1968	1968	0	0	0	70.00	30.00	
1 M/H 93- - 100% - 0													
Heated Area: 1584													
HX Base Yr													
2945 EASTWOOD DR, BRYCEVILLE													
BLD DATE						LGL DATE		06/16/2023					
XF DATE						LAND DATE		MLU					

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
3	0751	UOP	0	0	8	16			10.00	100	1994	1994	3
4	0937	WELL	0	100	0	0			6,000.00	100	1993	1993	3
5	0936	SEPTC TANK	0	100	0	0			6,000.00	100	1993	1993	3
6	0350	CARPORT WD	0	100	24	21			9.10	100	1996	1996	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	DPH FACT	% COND
1	000102	C	SFR/MH	100	0005	OR	0.00	0.00	6.00	AC		1.00	1.00

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 6			Tax Dist:
BUILDING MARKET VALUE			27,608
TOTAL MARKET OB/XF VALUE			13,211
TOTAL LAND VALUE - MARKET			114,000
TOTAL MARKET VALUE			154,819
SOH/AGL Deduction			101,339
ASSESSED VALUE			53,480
TOTAL EXEMPTION VALUE			28,335
BASE TAXABLE VALUE			25,145
TOTAL JUST VALUE			154,819
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			91,484

PERMIT NUM	DESCRIPTION	AMT	ISSUED
00	NEW CONSTR	30,000	04/15/1993

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
0128/0198	1/01/1972	AA	Q	V	
GRANTOR:					
GRANTEE:					

BUILDING NOTES					
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BUILDING DIMENSIONS					
BAS=[YR=1993] W6 UEP=[YR=1993] N8 W22 UOP=[YR=1993] N2 W20 S10 E20 N8 \$ S8 E22 \$ W42 S38 E28 FSP=[YR=1993] E20 N12 W20 S12 \$ N12 E20 N26 \$.					