



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
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	0 100
Occupancy	00	NONE 100

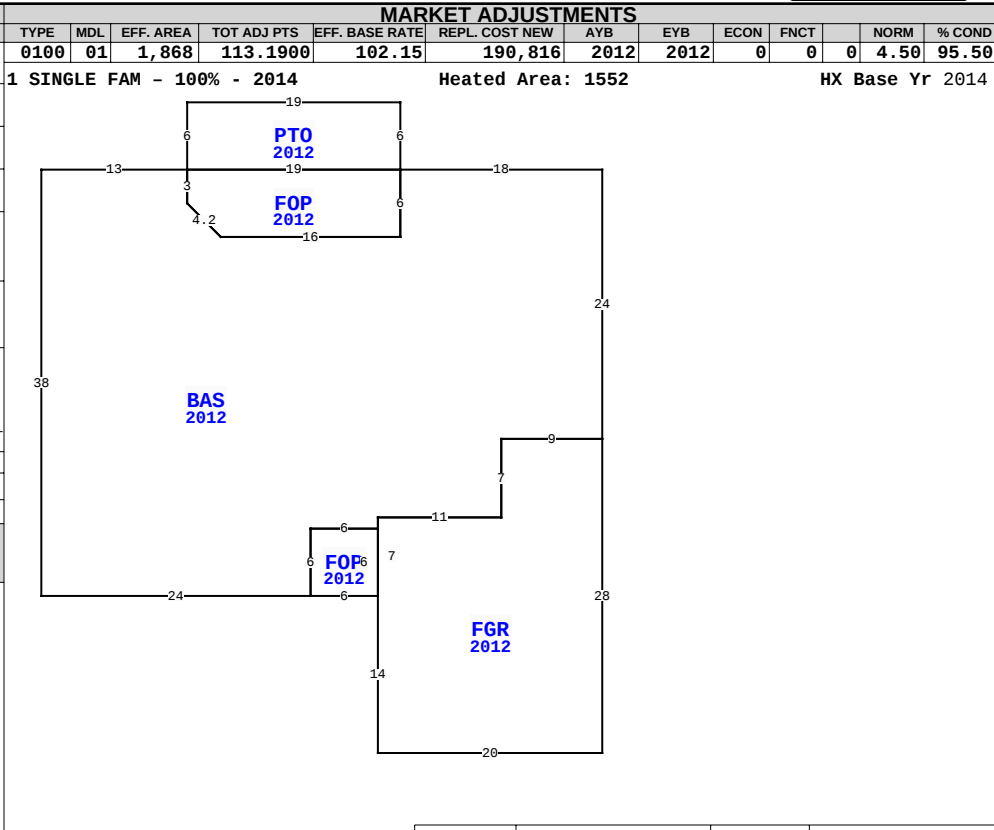
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,552	100	1,552	151,403
FGR	483	55	266	25,949
FOP	36	30	11	1,073
FOP	110	30	33	3,219
PTO	114	5	6	585

TOTALS	2,295		1,868	182,229
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0810	CONCRETE A	0 100	0	0	460.00	SF	6.50	6.50
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100	0005	OR	0.00	0.00	4.00



1711 KINARD RD, BRYCEVILLE	BLD DATE	LGL DATE	06/16/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF									
6,171									

NASSAU COUNTY PROPERTY									
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VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 6					Tax Dist:				
BUILDING MARKET VALUE					182,229				
TOTAL MARKET OB/XF VALUE					6,171				
TOTAL LAND VALUE - MARKET					100,000				
TOTAL MARKET VALUE					288,400				
SOH/AGL Deduction					144,275				
ASSESSED VALUE					144,125				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					94,125				
TOTAL JUST VALUE					288,400				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					221,799				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25941	C0 ISSUED	0	06/20/2012
M17156	H/AC	0	05/01/2012
M17156	H/AC	0	05/01/2012
P15856	NEW CONSTR	0	04/01/2012
E24966	NEW CONSTR	0	04/01/2012
P15856	NEW CONSTR	0	04/01/2012

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1771/0565	12/13/2011	WD	U	V	30	100			
GRANTOR: HIRES WANDA J									
GRANTEE: HIRES WESLEY E & ER									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2012] W18 PTO=[YR=2012] N6 W19 S6 FOP=[YR=2012] S3 D3 R3 E16 N6 W19\$ E19\$ S6 W16 U3 L3 N3 W13 S38 E24 FOP=[YR=2012] E6 FGR=[YR=2012] S14 E20 N28 W9 S7 W11 S7\$ N6 W6 S6\$ N6 E6 N1 E11 N7 E9 N24\$.									