PT OF GOVT LOT 3
IN OR 2578/928
EX KAST ESTATES

SPIRES ROBERT/KEEN ANDREA BETH KAST
146 DALTON AVENUE
INTERLACHEN, FL 32158

2023

05-2S-23-0000-0002-0010

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 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		0 100
Quality	03	Quality Level 03

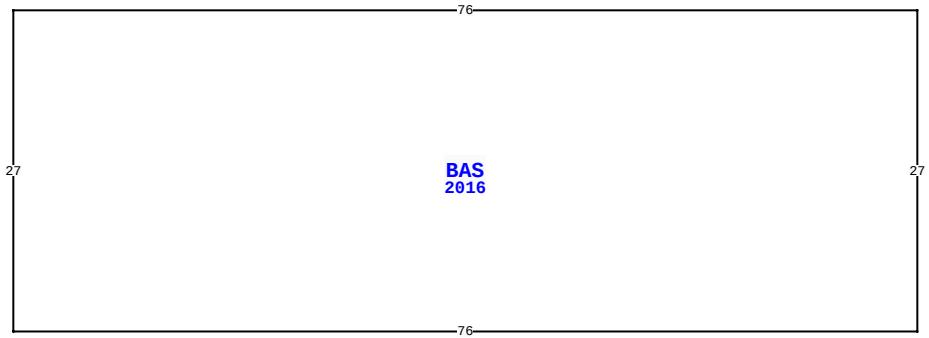
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,052	100	2,052	58,720
TOTALS	2,052		2,052	58,720

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,052	116.8000	81.76	167,772	1995	1995	0	0	0	65.00	35.00

1 M/H 94+ – 0% - 2023 Heated Area: 2052 HX Base Yr



7143 HORSESHOE CIR, 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	58,720
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	116,500
TOTAL MARKET VALUE	175,220
SOH/AGL Deduction	0
ASSESSED VALUE	175,220
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	175,220
TOTAL JUST VALUE	175,220
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	122,628

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH9700	MH MOVE-ON	0	11/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2587/0344	6/21/2022	FJ	U	I	11	0
GRANTOR: KAST WILLOW MAE EST						
GRANTEE: KAST JOHN F JR						
2578/0928	6/28/2022	WD	U	I	11	100
GRANTOR: KAST JOHN F JR						
GRANTEE: SPIRES ROBERT & RIC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2016] W76 S27 E76 N27$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0	0006	OR	0.00	0.00	4.66	AC		1.00	1.00	1.00	25,000.00	25,000.00	116,500							

REVIEW DATE 01/14/2021 BY WWA Total Acres: 4.66 Total Land Value: 116,500 Market: 0 Agricultural: 0 Common: 116,500 PRINTED 08/02/2023 BY SYS