IN OR 1148/838

INGLIS WHITNEY RACHELE
1414 D B HICKS ROAD
BRYCEVILLE, FL 32009

2023

08-1S-23-0000-0002-0190

BUILDING CHARACTERISTICS

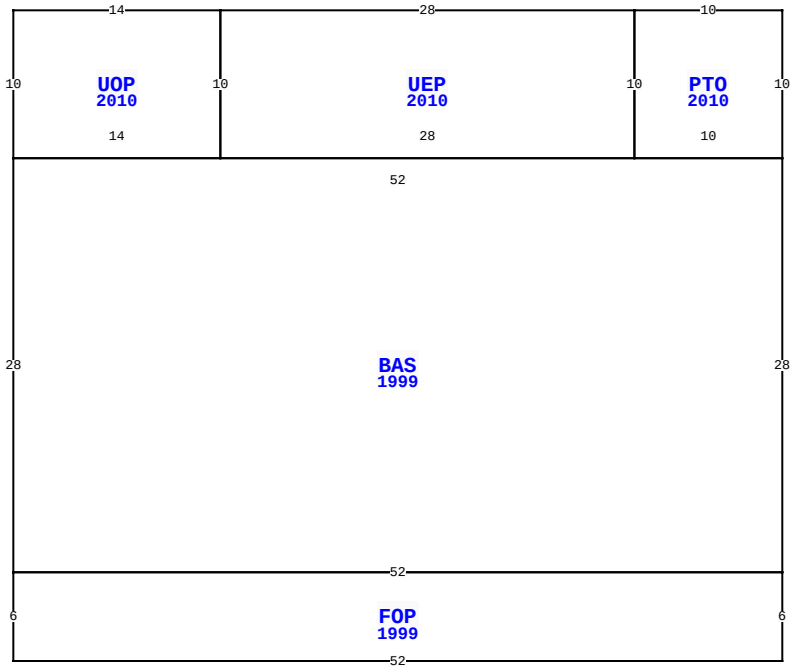
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 80
Roof Cover	12	MODULAR MT 20
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	03	CONC FINSH 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
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	1,456	100	1,456	125,485
FOP	312	30	94	8,101
PTO	100	5	5	431
UEP	280	60	168	14,479
UOP	140	20	28	2,413
TOTALS	2,288		1,751	150,910

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,751	107.6000	97.11	170,040	1999	1999	0	0	0	11.25	88.75

1 SINGLE FAM – 100% - 2000 Heated Area: 1456 HX Base Yr 2000



1414 DB HICKS RD, BRYCEVILLE

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

NASSAU COUNTY PROPERTY

PAGE 1 of 1 6

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		150,910
TOTAL MARKET OB/XF VALUE		10,591
TOTAL LAND VALUE - MARKET		112,250
TOTAL MARKET VALUE		273,751
SOH/AGL Deduction		143,276
ASSESSED VALUE		130,475
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		80,475
TOTAL JUST VALUE		273,751
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		209,977

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B996316	NEW CONSTR	79,100	01/07/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1148/0838	6/25/2003	QC	U	I	06	100
GRANTOR: PUTNAL JAMES THOMAS						
GRANTEE: INGLIS WHITNEY RACH						
1107/1658	1/17/2003	QC	U	I	06	100
GRANTOR: PUTNAL JAMES THOMAS						
GRANTEE: INGLIS WHITNEY RACH						

BUILDING NOTES

BUILDING DIMENSIONS

PTO=[YR=2010] W10 UEP=[YR=2010] W28 UOP=[YR=2010] W14 S10 BAS=[YR=1999] S28 FOP=[YR=1999] S6 E52 N6 W52 $ E52 N28 W52$ E14 N10$ S10 E28 N10$ S10 E10 N10$.

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
2	0681	POLE SHED	0	100	30	14	420.00	SF	15.00	15.00	100	2001	2001	3	30	1,890	
3	0530	STBL WD	0	100	30	10	300.00	SF	30.00	30.00	100	2001	2001	3	30	2,700	
4	0681	POLE SHED	0	100	50	18	900.00	SF	15.00	15.00	100	2001	2001	3	30	4,050	
5	0810	CONCRETE A	0	100	0	0	366.00	SF	6.50	6.50	100	2001	2001	3	82	1,951	

LAND DESCRIPTION

TOTAL OB/XF 10,591

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	100	0005	OR	0.00	0.00	4.49	AC		1.00	1.00	1.00	25,000.00	25,000.00	112,250							

REVIEW DATE 01/14/2021 BY WWA Total Acres: 4.49 Total Land Value: 112,250 Market: 0 Agricultural: 0 Common: 112,250 PRINTED 08/02/2023 BY SYS