IN OR 255/27
(EX 2-25 & OR 2486/385)
ESMT IN OR 691/1188

POTTER WARREN A
1501 GARFIELD PL
BRYCEVILLE, FL 32009

**2023**

**08-1S-23-0000-0002-0200**

## BUILDING CHARACTERISTICS

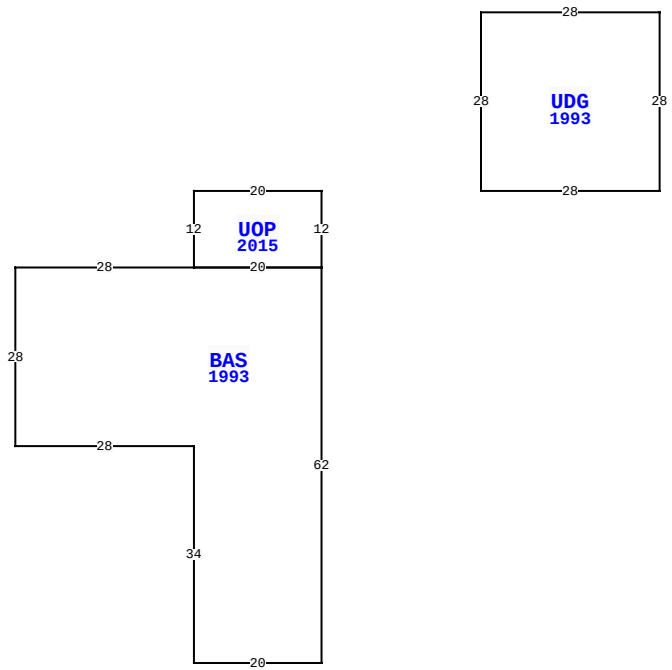
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 15 | CONC BLOCK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 04 | PLYWOOD 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 07 | CORK/VTILE 10 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 3 100 |
| Frame | 03 | MASONRY 100 |
| Stories | 1. | 1. 100 |
| Units | | 0 100 |
| BUD8 Adjustme | 06 | DIST 1D 100 |
| Occupancy | 00 | NONE 100 |
| Quality | 01 | Quality Level 01 |
| 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 | 2,024 | 100 | 2,024 | 170,944 |
| UDG | 784 | 55 | 431 | 36,402 |
| UOP | 240 | 20 | 48 | 4,054 |
| TOTALS | 3,048 | | 2,503 | 211,400 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0900 | 01 | 2,503 | 87.2640 | 103.63 | 259,386 | 1975 | 1985 | 0 | 0 | 0 | 18.50 | 81.50 |

1 SNGL FAM – 100% - 0 Heated Area: 2024 HX Base Yr




1501 GARFIELD PL, 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 | | 211,400 |
| TOTAL MARKET OB/XF VALUE | | 3,826 |
| TOTAL LAND VALUE - MARKET | | 99,940 |
| TOTAL MARKET VALUE | | 315,166 |
| SOH/AGL Deduction | | 167,562 |
| ASSESSED VALUE | | 147,604 |
| TOTAL EXEMPTION VALUE | HX HB | 50,000 |
| BASE TAXABLE VALUE | | 97,604 |
| TOTAL JUST VALUE | | 315,166 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 279,204 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 22017971 | REPAIR/RRF | 18,300 | 12/07/2022 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0255/0027 | 12/01/1977 | WD | U | V | | 100 |

GRANTOR:

GRANTEE:

## BUILDING NOTES

## BUILDING DIMENSIONS

UOP=[YR=2015] W20 S12 BAS=[YR=1993] W28 S28 E28 S34 E20 N62 W20$ E20 N12$ PTR=E25 UDG=[YR=1993] E28 N28 W28 S28$ W25$ .

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 0811 | CONCRETE B | 0 | 100 | 0 | 0 | 647.00 | SF | 5.20 | 5.20 | 100 | 1980 | 1980 | 3 | 35 | 1,178 | |
| 4 | 0351 | CARPORT MT | 0 | 100 | 26 | 18 | 468.00 | SF | 6.90 | 6.90 | 100 | 2017 | 2017 | 3 | 82 | 2,648 | |

## LAND DESCRIPTION

TOTAL OB/XF 3,826

| 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 | 0007 | OR | 0.00 | 0.00 | 5.26 | AC | | 1.00 | 1.00 | 1.00 | 19,000.00 | 19,000.00 | 99,940 | | | | | | | |

REVIEW DATE 12/16/2021 BY TW Total Acres: 5.26 Total Land Value: 99,940 Market: 0 Agricultural: 0 Common: 99,940 PRINTED 08/02/2023 BY SYS