IN OR 1036/1746 & OR 2112/1727
ESMT OR 1038/1954

COPE JENNIFER
945 CORTEZ RD
BRYCEVILLE, FL 32009

2023

08-1S-23-0000-0006-0180

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

CORTEZ RD, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	172
TOTAL MARKET VALUE	172
SOH/AGL Deduction	0
ASSESSED VALUE	172
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	172
TOTAL JUST VALUE	172
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	172

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2449/1870	4/06/2021	TX	U	V	11	2,700
GRANTOR: TAX COLLECTOR						
GRANTEE: COPE JENNIFER						
2112/1727	4/05/2017	FJ	U	V	11	0
GRANTOR: BARNES JOSHUA CORTEZ						
GRANTEE: BARNES DAVID C ET A						

BUILDING NOTES

BUILDING DIMENSIONS

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	009400	C	RIGHTOFWAY	0			0.00	0.00	1.72	AC		1.00	1.00	1.00	100.00	100.00	172							

REVIEW DATE 06/26/2018 BY TWA Total Acres: 1.72 Total Land Value: 172 Market: 0 Agricultural: 0 Common: 172 PRINTED 08/02/2023 BY SYS