

LOT 71
1998 OAKW DW/MH
IN OR 1245/1007

HARRIS MICHAEL K & TAMMY E
2158 COUNTY ROAD 119
BRYCEVILLE, FL 32009

2023

08-1S-23-1830-0071-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																			
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																	
Exterior Wall	05	AVERAGE 100								0800	02	1,568	117.6000	82.32	129,078	1998	1998	0	0	0	56.00	44.00																	
Roof Structur	03	GABLE/HIP 100								1 M/H 94+ - 100% - 2005										Heated Area: 1568										HX Base Yr 2005									
Roof Cover	03	COMP SHNGL 100								BAS 2006																													
Interior Wall	05	DRYWALL 100																																					
Interior Floo	13	LVT/LAMNT 80																																					
Interior Floo	11	CLAY TILE 20																																					
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																																					
Quality		03	Quality Level 03																																				
DOR CODE		0200 MOBILE HOME																																					
MAP NUM																				MKT AREA		09																	
NEIGHBORHOOD/LOC		9008.00																																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																			
BAS	1,568	100	1,568	56,794																																			
TOTALS		1,568	1,568	56,794																																			
EXTRA FEATURES		2158 CR 119, BRYCEVILLE																																					
L N	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	0811	CONCRETE B	0	100	0	0	800.00	SF	5.20	5.20	100	2000	2000	3	80	3,328																							
3	0351	CARPORT MT	0	100	19	18	342.00	SF	5.60	5.60	100	1997	1997	3	20	383																							
4	9000	CONTANR 20	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	1980	1980	3	100	1,000																							
5	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1998	1998	3	83	2,905																							
LAND DESCRIPTION		TOTAL OB/XF 7,616																																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV															
1	000102	C	SFR/MH	100	0004	OR	0.00	0.00	2.12	AC		1.00	1.00	1.00	30,000.00	30,000.00	63,600																						
REVIEW DATE 09/20/2018 BY TWA Total Acres: 2.12 Total Land Value: 63,600 Market: 0 Agricultural: 0 Common: 63,600 PRINTED 08/02/2023 BY SYS																																							

SALES DATA

OFF RECORD Number 1245/1007 DATE 7/14/2004 TYPE INST WD Q RS N CD SALE PRICE 73,200

GRANTOR: SKINNER EUGENE WAYNE

GRANTEE: HARRIS MICHAEL K &

0966/0998 1/12/2001 QC U I 01 100

GRANTOR: SKINNER ANGELA MICHEL

GRANTEE: SKINNER EUGENE WAYN

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W60 S27 E56 N13 E4 N14 \$.