

LOT 2
IN OR 2240/1554
SETTLER'S RIDGE @ CALICO

FINK ROBERT L JR & JANE A
32098 SETTLERS RIDGE DR
BRYCEVILLE, FL 32009

2023

10-1S-24-1935-0002-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 60
Interior Floo	13	LVT/LAMMT 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8003.00	

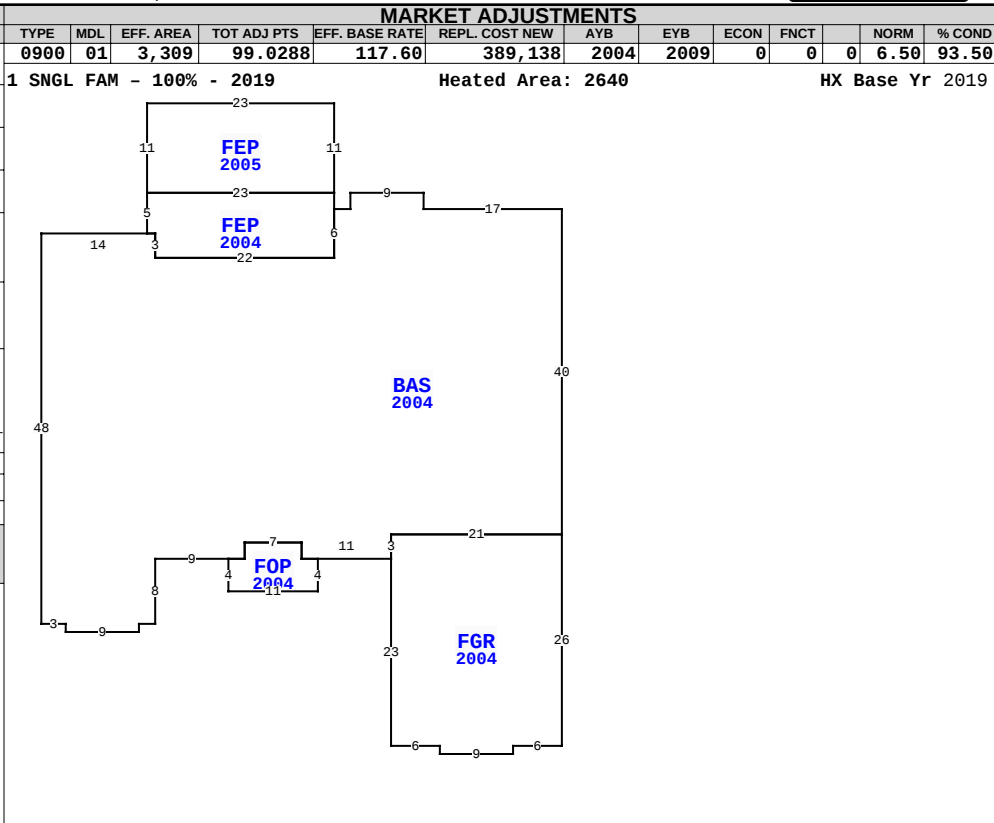
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,640	100	2,640	290,284
FEP	181	80	145	15,944
FEP	253	80	202	22,211
FGR	555	55	305	33,537
FOP	58	30	17	1,869

TOTALS	3,687		3,309	363,844
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0812	CONCRETE C	0 100	0	0	2,633.00	SF	4.00	4.00
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
3	0940	SHEDS/PORT	0 100	7	7	49.00	SF	21.30	21.30
4	0811	CONCRETE B	0 100	0	0	595.00	SF	5.20	5.20
5	0861	POOL GUNIT	0 100	15	32	480.00	SF	85.00	85.00
6	0855	CONC PAVER	0 100	0	0	1,170.00	SF	10.00	10.00
7	1242	WD DECK A	0 100	0	0	295.00	SF	10.00	10.00
8	0350	CARPORT WD	0 100	24	13	312.00	SF	13.00	13.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100	0003		0.00	0.00	1.00

REVIEW DATE 01/06/2020 BY TWX



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

ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
100	2004	2004	3	86	9,058	
100	2004	2004	3	89	3,115	
100	2004	2004	3	24	250	
100	2005	2005	3	87	2,692	
100	2005	2005	3	44	17,952	
100	2005	2005	3	87	10,179	
100	2006	2006	3	31	915	
100	2006	2006	3	31	1,257	

TOTAL OB/XF									
TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR
1.00	30,000.00	30,000.00	30,000						

Total Acres: 1.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000

NASSAU COUNTY PROPERTY									
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VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE		374,784
TOTAL MARKET OB/XF VALUE		45,418
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		450,202
SOH/AGL Deduction		124,166
ASSESSED VALUE		326,036
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		276,036
TOTAL JUST VALUE		450,202
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		348,226

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19006039	REPAIR/RRF	0	06/07/2019
B15619	SWIM POOL	35,000	05/01/2005
E0413296	NEW CONSTR	0	01/07/2004
M047789	H/AC	0	01/01/2004
B0311958	NEW CONSTR	196,625	11/01/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2240/1554	12/03/2018	WD	Q	I	01	340,000
GRANTOR: DORNER SHERI R						
GRANTEE: FINK ROBERT L JR &						
2240/1552	11/01/2018	QC	U	I	11	100
GRANTOR: DORNER MARK E						
GRANTEE: DORNER SHERI R						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2004] W17 N2 W9 S2 W2 FEP=[YR=2004] N2 FEP=[YR=2005] N11 W23 S11 E23\$ W23 S5 E1 S3 E22 N6\$ S6 W22 N3 W14 S48 E3 S1 E9 N1 E2 N8 E9 FOP=[YR=2004] S4 E11 N4 W2 N2 W7 S2 W2\$ E2 N2 E7 S2 E11 FGR=[YR=2004] S23 E6 S1 E9 N1 E6N26 W21 S3\$ N3 E21 N40\$.									

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