

LOT 19
IN OR 1250/1992
SETTLER'S RIDGE @ CALICO

JAMES CHRISTOPHER & ANNE MARIE
32179 SETTLERS RIDGE DRIVE
BRYCEVILLE, FL 32009

2023

10-1S-24-1935-0019-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	05 AVERAGE 80
Exterior Wall	20 FACE BRICK 20
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 90
Interior Floo	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2 100
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
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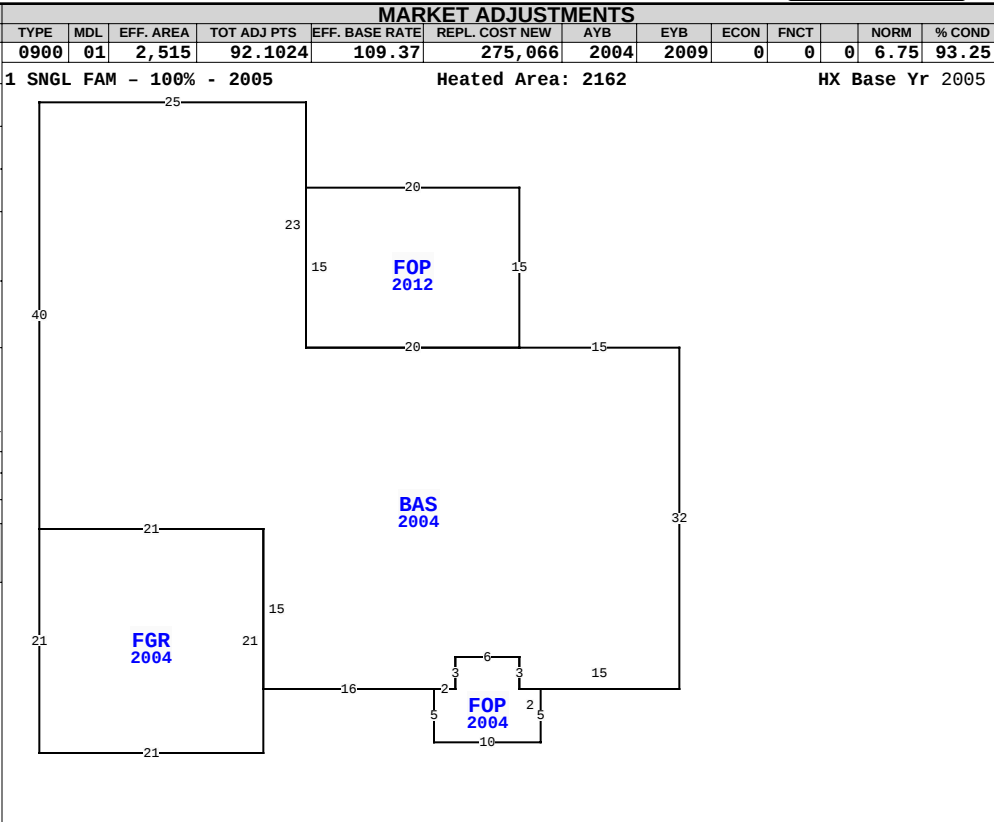
NEIGHBORHOOD/LOC	8003.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,162	100	2,162	220,497
FGR	441	55	243	24,783
FOP	68	30	20	2,039
FOP	300	30	90	9,179

TOTALS	2,971	2,515	256,499
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	100	0	0	977.00	SF	5.20	5.20	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSD
1	000115	C	SFR ACRES	100	0003		0.00	0.00	1.71	AC	1.00



32179 SETTLERS RIDGE DR, BRYCEVILLE

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		256,499	
TOTAL MARKET OB/XF VALUE		7,484	
TOTAL LAND VALUE - MARKET		51,300	
TOTAL MARKET VALUE		315,283	
SOH/AGL Deduction		149,558	
ASSESSED VALUE		165,725	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		115,725	
TOTAL JUST VALUE		315,283	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		307,551	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
230005260	SHED	37,228	04/24/2023
18011679	REPAIR/RRF	12,600	11/27/2018
B0412526	NEW CONSTR	159,456	01/03/2004

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1250/1992	8/05/2004	WD	Q	I		183,400	
GRANTOR: SEDA CONSTRUCTION CO							
GRANTEE: JAMES CHRISTOPHER &							
1250/1990	8/05/2004	WD	U	V	07	100	
GRANTOR: CALICO DEVELOPMENT CO							
GRANTEE: SEDA CONSTRUCTION C							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2004] W15 FOP=[YR=2012] N15 W20 S15 E20\$ W20 N23 W25 S40 FGR=[YR=2004] S21 E21 N21 W21\$ E21 S15 E16 FOP=[YR=2004] S5 E10 N5 W2 N3 W6 S3 W2\$ E2 N3 E6 S3 E15 N32\$.											