LOT 9
IN OR 2140/1112
CALICO RIDGE PB 6/52

PERRY PAUL D & DAWN MARIE
10101 FORD ROAD
BRYCEVILLE, FL 32009

2023

11-1S-24-021R-0009-0000

BUILDING CHARACTERISTICS

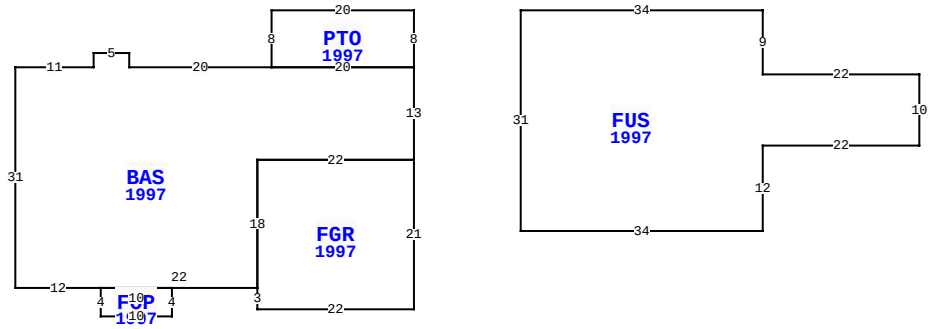
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 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	1,350	100	1,350	143,695
FGR	462	55	254	27,036
FOP	40	30	12	1,277
FUS	1,274	100	1,274	135,606
PTO	160	5	8	852
TOTALS	3,286		2,898	308,465

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,898	99.3204	117.94	341,790	1997	2002	0	0	0	9.75	90.25

1 SNGL FAM – 0% - 0 Heated Area: 2624 HX Base Yr



10101 FORD RD, BRYCEVILLE

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

NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE	308,465
TOTAL MARKET OB/XF VALUE	15,854
TOTAL LAND VALUE - MARKET	30,000
TOTAL MARKET VALUE	354,319
SOH/AGL Deduction	27,597
ASSESSED VALUE	326,722
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	326,722
TOTAL JUST VALUE	354,319
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	341,033

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17001444	REPAIR/RRF	9,864	02/23/2017
B973766	NEW CONSTR	135,700	03/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2140/1112	8/11/2017	WD	Q	I	01	255,000
GRANTOR: VAN DER LINDE ANDREW						
GRANTEE: PERRY PAUL D & DAWN						
1963/1711	2/13/2015	WD	Q	I	02	225,000
GRANTOR: RING JEFFERSON MCKINL						
GRANTEE: VAN DER LINDE ANDRE						

BUILDING NOTES

BUILDING DIMENSIONS

PTO=[YR=1997] W20 S8 BAS=[YR=1997] W20 N2 W5 S2 W11 S31 E12 FOP=[YR=1997] S4 E10 N4 W10 $ E22 FGR=[YR=1997] S3 E22 N21 W22 S18 $ N18 E22 N13 W20 $ E20 N8 $ PTR= E15 FUS=[YR=1997] E34 S9 E22 S10 W22 S12 W34 N31$ W15 $.

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	0500	FP-PRE FAB	0	0	0	0	2.00	UT	3,500.00	3,500.00	100	1997	1997	3	81	5,670	
2	0810	CONCRETE A	0	0	16	20	320.00	SF	6.50	6.50	100	1997	1997	3	75	1,560	
4	0812	CONCRETE C	0	0	0	0	2,800.00	SF	4.00	4.00	100	1998	1998	3	77	8,624	

LAND DESCRIPTION

TOTAL OB/XF 15,854

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	0	0003		0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 01/14/2021 BY WWA Total Acres: 1.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 08/02/2023 BY SYS