PT OF SE/14 OF NW1/4 OF SW1/4
R568300
IN OR 698 PG 387

NEWMANS MICHAEL H
10243 CR 121
BRYCEVILLE, FL 32009

2023

17-1S-23-0000-0004-0030

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

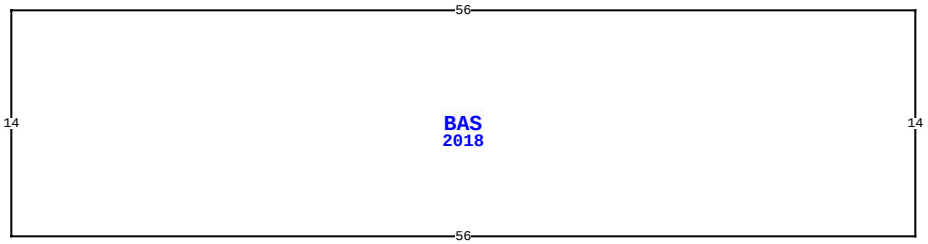
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	784	100	784	56,061
TOTALS	784		784	56,061

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0832	02	784	115.8000	75.27	59,012	2018	2018	0	0	0	5.00	95.00

1 MH 94NO RP – 0% - 1995 Heated Area: 784 HX Base Yr 1995



10243 CR 121, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY — VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		56,061
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		86,061
SOH/AGL Deduction		24,386
ASSESSED VALUE		61,675
TOTAL EXEMPTION VALUE	HX HB	13,726
BASE TAXABLE VALUE		47,949
TOTAL JUST VALUE		86,061
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		70,590

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18005106	CO ISSUED	0	05/21/2018
18002778	MH MOVE-ON	0	04/09/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0698/0387	2/10/1994	WD	U	V	07	100
GRANTOR: TURNER DANNY & HOLLY						
GRANTEE: NEWMANS MICHAEL H						
0666/0477	9/04/1992	WD	U	V		8,000
GRANTOR: TURNER DANNY & HOLLY						
GRANTEE: NEWMANS MICHAEL H						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2018] W56 S14 E56 N14$.

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	000115	C	SFR ACRES	100	0004	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 07/17/2018 BY TW Total Acres: 1.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 08/02/2023 BY SYS