LOT 19
IN OR 819 PG 271
R673351 & R673352 & R673353

NASWORTHY ALICE
1609 COUNTRYSIDE ACRES AV
BRYCEVILLE, FL 32009

2023

17-1S-23-0270-0019-0000

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 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
Quality	03	Quality Level 03

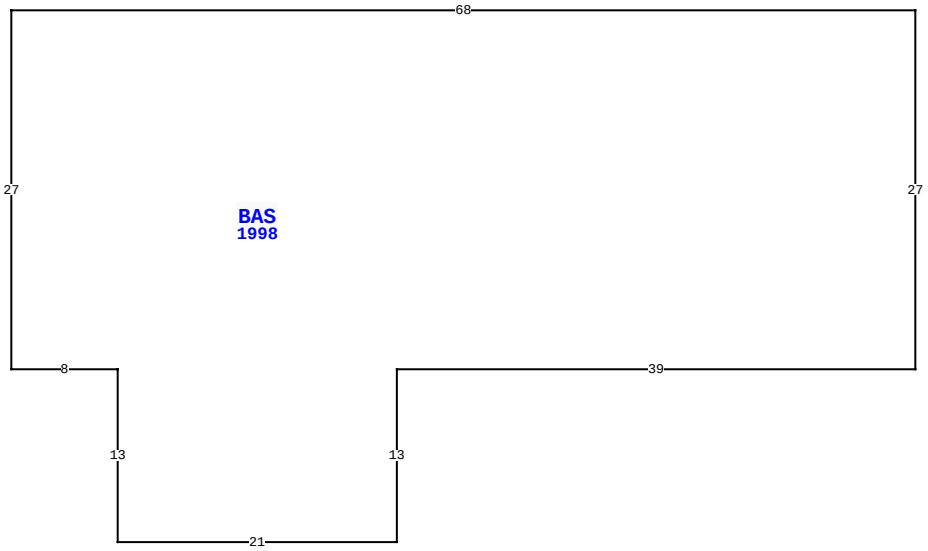
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9008.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,109	100	2,109	90,279
TOTALS	2,109		2,109	90,279

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,109	117.6000	82.32	173,613	1997	2002	0	0	0	48.00	52.00

1 M/H 94+ – 100% - 0 Heated Area: 2109 HX Base Yr



1609 COUNTRYSIDE ACRES AVE, BRYCEVILLE

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		90,279
TOTAL MARKET OB/XF VALUE		3,620
TOTAL LAND VALUE - MARKET		62,700
TOTAL MARKET VALUE		156,599
SOH/AGL Deduction		80,287
ASSESSED VALUE		76,312
TOTAL EXEMPTION VALUE	HX HB WX	55,000
BASE TAXABLE VALUE		21,312
TOTAL JUST VALUE		156,599
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		120,637

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH972043	MH MOVE-ON	0	12/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0819/0271	1/08/1998	WD	U	V	21	16,000
GRANTOR: STOKES-NASSAU INC						
GRANTEE: NASWORTHY CLARK & A						
0781/0905	1/07/1997	CT	U	V	14	100
GRANTOR: CLERK OF COURT						
GRANTEE: STOKES-NASSAU INC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1998] W68 S27 E8 S13 E21 N13 E39 N27$.

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	100	0	0	1.00	UT	3,500.00	3,500.00	100	1997	1997	3	81	2,835	
2	0940	SHEDS/PORT	0	100	8	16	128.00	SF	21.30	21.30	100	1994	1994	3	20	545	
3	1242	WD DECK A	0	100	10	12	120.00	SF	10.00	10.00	100	1995	1995	3	20	240	

LAND DESCRIPTION

TOTAL OB/XF 3,620

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	000102	C	SFR/MH	100	0006	OR	0.00	0.00	2.09	AC		1.00	1.00	1.00	30,000.00	30,000.00	62,700							

REVIEW DATE 02/08/2022 BY TWA Total Acres: 2.09 Total Land Value: 62,700 Market: 0 Agricultural: 0 Common: 62,700 PRINTED 08/02/2023 BY SYS