PT OF NE1/4
IN OR 810 PG 61
R672665 & R672666 & R672667

HALL RONALD W & ANGELA L/
3365 HAMP HICKS ROAD
BRYCEVILLE, FL 32009

**2023**

**24-1N-23-0000-0001-0080**

# NASSAU COUNTY PROPERTY



## BUILDING CHARACTERISTICS

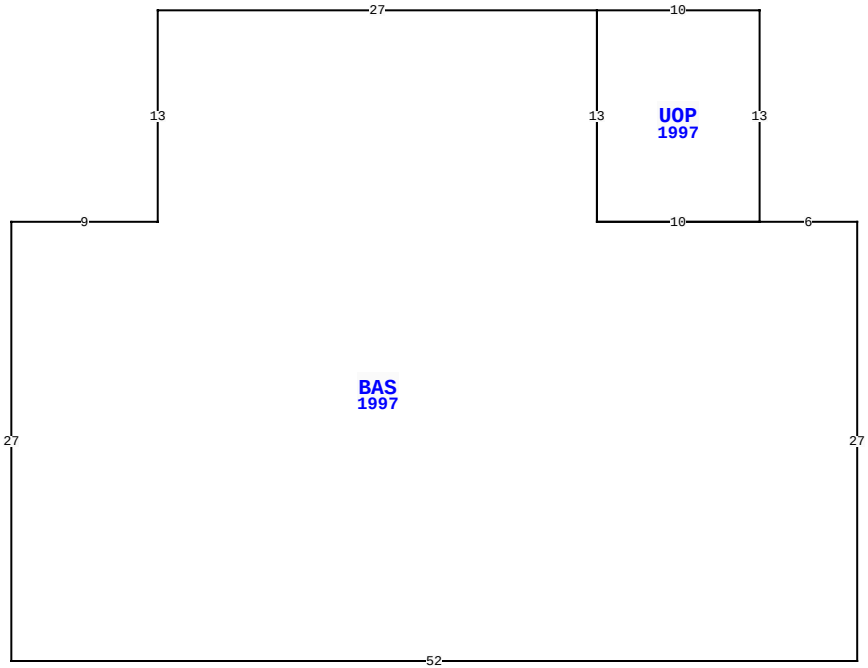
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 05 | AVERAGE 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2.5 100 |
| 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 | 1,755 | 100 | 1,755 | 60,678 |
| UOP | 130 | 25 | 32 | 1,106 |
| TOTALS | 1,885 | | 1,787 | 61,785 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0800 | 02 | 1,787 | 117.6000 | 82.32 | 147,106 | 1997 | 1997 | 0 | 0 | 0 | 58.00 | 42.00 |

1 M/H 94+ – 100% - 1998 Heated Area: 1755 HX Base Yr 1998




3365 HAMP HICKS RD, BRYCEVILLE

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 06/16/2023 MLU |
| INC DATE | | AG DATE | |

## VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 6 | Tax Dist: | |
| BUILDING MARKET VALUE | | 61,785 |
| TOTAL MARKET OB/XF VALUE | | 4,151 |
| TOTAL LAND VALUE - MARKET | | 104,500 |
| TOTAL MARKET VALUE | | 170,436 |
| SOH/AGL Deduction | | 80,476 |
| ASSESSED VALUE | | 89,960 |
| TOTAL EXEMPTION VALUE | HX HB | 50,000 |
| BASE TAXABLE VALUE | | 39,960 |
| TOTAL JUST VALUE | | 170,436 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 134,257 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| MH971955 | MH MOVE-ON | 0 | 11/01/1997 |
| MH94415 | MH MOVE-ON | 4,000 | 03/01/1994 |
| MH94414 | MH MOVE-ON | 4,000 | 03/01/1994 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0810/0061 | 10/17/1997 | WD | U | I | 05 | 29,500 |
| GRANTOR: HOWARD JAMES & DONNIE | | | | | | |
| GRANTEE: HALL RONALD & ANGEL | | | | | | |
| 0807/0209 | 9/19/1997 | CT | U | V | 14 | 100 |
| GRANTOR: CLERK OF COURT | | | | | | |
| GRANTEE: HOWARD JAMES & DONN | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=1997] W6 UOP=[YR=1997] N13 W10 S13 E10$ W10 N13 W27 S13 W9 S27 E52 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 | 0820 | WOOD WALK | 0 | 100 | 0 | 0 | 280.00 | SF | 11.75 | 11.75 | 100 | 1997 | 1997 | 3 | 40 | 1,316 | |

## LAND DESCRIPTION

TOTAL OB/XF 4,151

| 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 | 0005 | OR | 0.00 | 0.00 | 5.50 | AC | | 1.00 | 1.00 | 1.00 | 19,000.00 | 19,000.00 | 104,500 | | | | | | | |

REVIEW DATE 09/20/2018 BY TWA Total Acres: 5.50 Total Land Value: 104,500 Market: 0 Agricultural: 0 Common: 104,500 PRINTED 08/02/2023 BY SYS