

W165 FT OF E495 FT OF  
N1/2 OF NW1/4  
IN OR 2442/1473

MATHIES SAMUEL & TRACI  
8059 CABOOSE LN  
BRYCEVILLE, FL 32009

2023

29-1S-24-0000-0003-0030



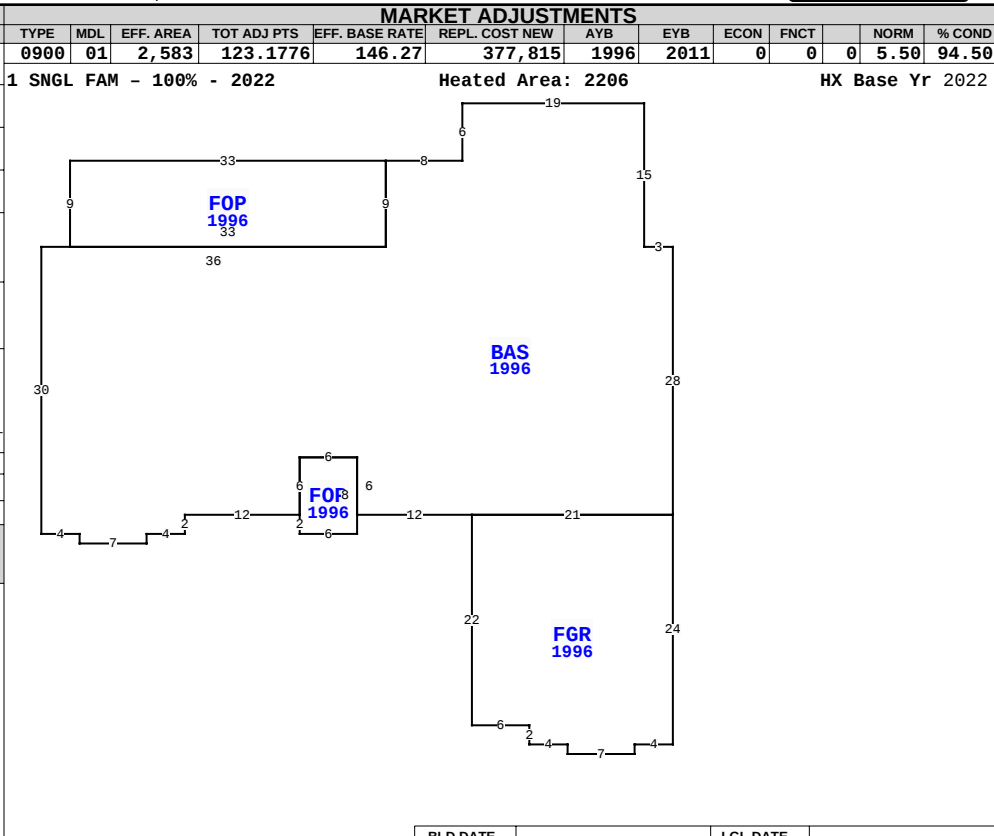
| BUILDING CHARACTERISTICS |                   |
|--------------------------|-------------------|
| ELEMENT                  | CD                |
| Exterior Wall            | 16 WD FR STUC 100 |
| Roof Structur            | 08 IRREGULAR 100  |
| Roof Cover               | 12 MODULAR MT 100 |
| Interior Wall            | 05 DRYWALL 100    |
| Interior Floo            | 12 HARDWOOD 60    |
| Interior Floo            | 11 CLAY TILE 40   |
| Air Condition            | 03 CENTRAL 100    |
| Heating Type             | 04 AIR DUCTED 100 |
| Bedrooms                 | 5 100             |
| Bathrooms                | 3 100             |
| Frame                    | 02 WOOD FRAME 100 |
| Stories                  | 1. 1. 100         |
| Units                    | 0 100             |
| BUD8 Adjustme            | 06 DIST 1D 100    |
| Occupancy                | 00 NONE 100       |

|                  |         |                  |    |
|------------------|---------|------------------|----|
| Quality          | 04      | Quality Level 04 |    |
| DOR CODE         | 0100    | SINGLE FAMILY    |    |
| MAP NUM          |         | MKT AREA         | 09 |
| NEIGHBORHOOD/LOC | 9001.00 |                  |    |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 2,206            | 100         | 2,206        | 304,925              |
| FGR       | 499              | 55          | 274          | 37,874               |
| FOP       | 48               | 30          | 14           | 1,935                |
| FOP       | 297              | 30          | 89           | 12,302               |
| TOTALS    | 3,050            |             | 2,583        | 357,035              |

| EXTRA FEATURES |            |             |     |     |    |    |          |    |          |                |       |
|----------------|------------|-------------|-----|-----|----|----|----------|----|----------|----------------|-------|
| L N            | OB/XF CODE | DESCRIPTION | BLD | CAP | L  | W  | UNITS    | UT | Adj R    | ADJ UNIT PRICE | NOTES |
| 1              | 0812       | CONCRETE C  | 0   | 100 | 0  | 0  | 2,360.00 | SF | 4.00     | 4.00           |       |
| 3              | 0500       | FP-PRE FAB  | 0   | 100 | 0  | 0  | 1.00     | UT | 3,500.00 | 3,500.00       |       |
| 4              | 0811       | CONCRETE B  | 0   | 100 | 0  | 0  | 579.00   | SF | 5.20     | 5.20           |       |
| 7              | 0940       | SHEDS/PORT  | 0   | 100 | 12 | 12 | 144.00   | SF | 19.50    | 19.50          |       |
| 8              | 0681       | POLE SHED   | 0   | 100 | 0  | 0  | 1,300.00 | SF | 15.00    | 15.00          |       |

| LAND DESCRIPTION |          |     |                      |     |      |          |       |       |             |           |       |
|------------------|----------|-----|----------------------|-----|------|----------|-------|-------|-------------|-----------|-------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D  | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | NOTES |
| 1                | 000115   | C   | SFR ACRES            | 100 | 0006 | OR       | 0.00  | 0.00  | 5.00        | AC        |       |



|                             |  |  |  |  |  |  |  |  |  |  |  |
|-----------------------------|--|--|--|--|--|--|--|--|--|--|--|
| 8059 CABOOSE LN, BRYCEVILLE |  |  |  |  |  |  |  |  |  |  |  |
| BLD DATE                    |  |  |  |  |  |  |  |  |  |  |  |
| XF DATE                     |  |  |  |  |  |  |  |  |  |  |  |
| INC DATE                    |  |  |  |  |  |  |  |  |  |  |  |
| LGL DATE                    |  |  |  |  |  |  |  |  |  |  |  |
| LAND DATE                   |  |  |  |  |  |  |  |  |  |  |  |
| AG DATE                     |  |  |  |  |  |  |  |  |  |  |  |
| 06/16/2023 MLU              |  |  |  |  |  |  |  |  |  |  |  |

| TOTAL OB/XF |  |  |  |  |  |  |  |  |  |  |  |
|-------------|--|--|--|--|--|--|--|--|--|--|--|
| 17,753      |  |  |  |  |  |  |  |  |  |  |  |

| NASSAU COUNTY PROPERTY    |  |              |  |
|---------------------------|--|--------------|--|
| PAGE 1 of 1               |  |              |  |
| 6                         |  |              |  |
| VALUATION SUMMARY         |  | STANDARD     |  |
| VALUATION BY              |  | Tax Group: 6 |  |
| Tax Group: 6              |  | Tax Dist:    |  |
| BUILDING MARKET VALUE     |  | 357,035      |  |
| TOTAL MARKET OB/XF VALUE  |  | 17,753       |  |
| TOTAL LAND VALUE - MARKET |  | 95,000       |  |
| TOTAL MARKET VALUE        |  | 469,788      |  |
| SOH/AGL Deduction         |  | 137,121      |  |
| ASSESSED VALUE            |  | 332,667      |  |
| TOTAL EXEMPTION VALUE     |  | 50,000       |  |
| BASE TAXABLE VALUE        |  | 282,667      |  |
| TOTAL JUST VALUE          |  | 469,788      |  |
| NCON VALUE                |  | 0            |  |
| INCOME VALUE              |  |              |  |
| PREVIOUS YEAR MKT VALUE   |  | 414,410      |  |

| PERMIT NUM | DESCRIPTION | AMT     | ISSUED     |
|------------|-------------|---------|------------|
| B9502443   | NEW CONSTR  | 111,380 | 12/01/1995 |

| SALES DATA                     |            |           |       |       |        |
|--------------------------------|------------|-----------|-------|-------|--------|
| OFF RECORD Number              | DATE       | TYPE INST | Q / U | V / I | RSN CD |
| 2442/1473                      | 3/12/2021  | WD        | Q     | I     | 01     |
| GRANTOR: POWELL BONNIE H       |            |           |       |       |        |
| GRANTEE: MATHIES SAMUEL & TR   |            |           |       |       |        |
| 1194/0905                      | 12/10/2003 | WD        | Q     | I     |        |
| GRANTOR: MIMS BYRON DWAYNE & L |            |           |       |       |        |
| GRANTEE: POWELL BONNIE H       |            |           |       |       |        |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS                                           |  |  |  |  |  |  |  |  |  |  |  |
|---------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=1996] W19 S6 W8 FOP=[YR=1996] W33 S9 E33 N9 \$ S9     |  |  |  |  |  |  |  |  |  |  |  |
| W36 S30 E4 S1 E7 N1 E4 N2 E12 FOP=[YR=1996] S2 E6 N8 W6 S6 \$ |  |  |  |  |  |  |  |  |  |  |  |
| N6 E6 S6 E12 FGR=[YR=1996] S22 E6 S2 E4 S1 E7 N1 E4 N24 W21   |  |  |  |  |  |  |  |  |  |  |  |
| \$ E21 N28 W3 N15 \$ .                                        |  |  |  |  |  |  |  |  |  |  |  |