

LOT 19
IN OR 964/965
R360129 & R360130

LLOYD MARY A
12844 US HIGHWAY 301
BRYCEVILLE, FL 32009

2023

33-1N-24-2050-0019-0000



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																																	
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1 6																																	
Exterior Wall	05	AVERAGE 100	0820	02	1,352	123.6000	80.34	108,620	1988	1988	0	0	0	70.00	30.00	VALUATION SUMMARY																																
Roof Structur	03	GABLE/HIP 100	1 M/H 93- - 100% - 2001													Heated Area: 1352										HX Base Yr 2001																						
Roof Cover	12	MODULAR MT 100	BAS 1993																										VALUATION BY										STANDARD									
Interior Wall	04	PLYWOOD 50																											Tax Group: 6										Tax Dist:									
Interior Wall	05	DRYWALL 50																											BUILDING MARKET VALUE										32,586									
Interior Floo	14	CARPET 90																											TOTAL MARKET OB/XF VALUE										1,145									
Interior Floo	08	SHT VINYL 10																											TOTAL LAND VALUE - MARKET										30,000									
Air Condition	03	CENTRAL 100																											TOTAL MARKET VALUE										63,731									
Heating Type	04	AIR DUCTED 100																											SOH/AGL Deduction										36,192									
Bedrooms	3	100																											ASSESSED VALUE										27,539									
Bathrooms	2	100																											TOTAL EXEMPTION VALUE										HX HB 25,000									
Frame	02	WOOD FRAME 100																											BASE TAXABLE VALUE										2,539									
Stories	1.	1. 100	TOTAL JUST VALUE										63,731																																			
Units	0	100	NCON VALUE										0																																			
BUD8 Adjustme	06	DIST 1D 100	INCOME VALUE										PREVIOUS YEAR MKT VALUE										51,719																									
Quality			03	Quality Level 03																																												
DOR CODE			0200 MOBILE HOME																																													
MAP NUM			MKT AREA										08																																			
NEIGHBORHOOD/LOC			8001.00																																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																												
BAS	1,352	100	1,352	32,586																																												
TOTALS			1,352	1,352	32,586																																											
EXTRA FEATURES			12844 US HWY 301, BRYCEVILLE																																													
L N	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	0940	SHEDS/PORT	0 100	12	12	144.00	SF	21.30	21.30	100	1990	1990	3	20	613																																	
2	0751	UOP	0 100	6	11	66.00	SF	10.00	10.00	100	1989	1989	3	20	132																																	
3	1242	WD DECK A	0 100	10	20	200.00	SF	10.00	10.00	100	1988	1988	3	20	400																																	
LAND DESCRIPTION			TOTAL OB/XF 1,145																																													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	0004	OR	185.00	250.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000																															
REVIEW DATE 08/17/2022 BY TWA Total Acres: 1.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 08/02/2023 BY SYS																																																