

LOT 16
IN OR 2243/1068
R673234 & R673235

GREENE HOWARD J JR
12539 US HWY 301
BRYCEVILLE, FL 32009

2023

33-1N-24-2051-0016-0000



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 2 6															
Exterior Wall	10	ABOVE AVG 90	0800	02	1,614	161.4600	113.02	182,414	1994	1999	0	0	0	54.00	46.00	VALUATION BY STANDARD														
Exterior Wall	20	FACE BRICK 10	1 M/H 94+ - 100% - 2019													Heated Area: 1611 HX Base Yr 2019														
Roof Structure	03	GABLE/HIP 100	27 BAS 1997 35 FOP 1997 16													VALUATION SUMMARY														
Roof Cover	12	MODULAR MT 100														Tax Group: 6 Tax Dist:														
Interior Wall	05	DRYWALL 100														BUILDING MARKET VALUE 149,881														
Interior Floor	13	LVT/LAMMT 80														TOTAL MARKET OB/XF VALUE 27,557														
Interior Floor	14	CARPET 20														TOTAL LAND VALUE - MARKET 39,300														
Air Condition	03	CENTRAL 100														TOTAL MARKET VALUE 216,738														
Heating Type	04	AIR DUCTED 100														SOH/AGL Deduction 61,241														
Bedrooms	3	100														ASSESSED VALUE 155,497														
Bathrooms	2	100														TOTAL EXEMPTION VALUE HX HB 50,000														
Frame	02	WOOD FRAME 100														BASE TAXABLE VALUE 105,497														
Stories	1.	1. 100	TOTAL JUST VALUE 216,738																											
Units	0	100	NCON VALUE 0																											
Quality 06 Quality Level 06																INCOME VALUE														
DOR CODE 0200 MOBILE HOME																PREVIOUS YEAR MKT VALUE 180,972														
MAP NUM MKT AREA 08																PERMIT NUM DESCRIPTION AMT ISSUED														
NEIGHBORHOOD/LOC 8001.00																B1633330 NEW CONSTR 53,556 11/02/2016														
AREA TYPE TOTAL GROSS AREA PCT OF BASE TOT ADJ AREA SUBAREA MARKET VALUE																MH97 MH MOVE-ON 0 06/01/1997														
BAS 1,611 100 1,611 83,755																SALES DATA														
FOP 9 30 3 156																OFF RECORD Number DATE TYPE INST Q / V / RSN CD SALE PRICE														
TOTALS 1,620 1,614 83,910																2243/1068 12/06/2018 WD Q I 01 185,000														
EXTRA FEATURES																GRANTOR: HIGGINBOTHAM JIMMY L														
12539 US HWY 301, BRYCEVILLE																GRANTEE: GREENE HOWARD J JR														
BLD DATE 05/01/2008 JH LGL DATE 06/13/2023 MLU																1480/1223 2/23/2007 WD Q I 82,000														
XF DATE																GRANTOR: MIZELL LARRY & JASON														
INC DATE																GRANTEE: HIGGINBOTHAM JIMMY														
BUILDING NOTES																BUILDING DIMENSIONS														
BAS=[YR=1997] W60 S27 E35 FOP=[YR=1997] E9 N1 W9 S1 \$ N1 E9 S1 E16 N27 \$.																														
LAND DESCRIPTION																TOTAL OB/XF 27,557														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0.00	0.00	1.31	AC		1.00	1.00	1.00	30,000.00	30,000.00	39,300													
REVIEW DATE 03/29/2018 BY TWX Total Acres: 1.31 Total Land Value: 39,300 Market: 0 Agricultural: 0 Common: 39,300 PRINTED 08/02/2023 BY SYS																														

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