

**FRANKLIN WANDA L & MAX G L/E/
11641 BUCKHEAD TRAIL
BRYCEVILLE, FL 32009**

2024



BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

05 AVERAGE 80

Exterior Wall

20 FACE BRICK 20

Roof Structure

08 IRREGULAR 100

Roof Cover

03 COMP SHNGL 100

Interior Wall

05 DRYWALL 100

Interior Floor

14 CARPET 90

Interior Floor

08 SHT VNYL 10

Air Condition

03 CENTRAL 100

Heating Type

04 AIR DUCTED 100

Bedrooms

4 100

Bathrooms

2 100

Frame Stories

02 WOOD FRAME 100

Units

1. 1. 100

Occupancy

00 NONE 100

Quality

01 Quality Level 01

DOR CODE

0100 SINGLE FAMILY

MAP NUM

MKT AREA08

NEIGHBORHOOD/LOC

8016.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

2,154

100

2,154

227,159

FGR

441

55

243

25,627

FOP

60

30

18

1,898

FSP

298

40

119

12,549

TOTALS

2,953

2,534

267,233

EXTRA FEATURES

L N

OBI/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

0811

CONCRETE B

0100

0

0

604.00

SF

5.20

5.20

100

2002

2002

3

82

2,575

2

0350

CARPORT WD

0100

36

26

936.00

SF

9.36

9.36

100

2019

2019

3

86

7,534

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

000100

C

SFR

100

0003

PUD

0.00

0.00

1.00

LT

1.00

1.00

1.00

30,000.00

30,000.00

30,000

REVIEW DATE

01/06/2020

BY

TWX

Total Acres:

0.00

Total Land Value:

30,000

Market:

0

Agricultural:

0

Common:

30,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYECONFNCTNORM% CONDDOR0900012,53492.1024115.13291,73920022007008.4091.60

1 SNGL FAM - 100% - 2004Heated Area: 2154HX Base Yr 2004

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

11641 BUCKHEAD TR, BRYCEVILLE

11641 BUCKHEAD TR, BRYCEVILLE

NASSAU COUNTY PROPERTY

PAGE 1 of 1

6

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE267,233

TOTAL MARKET OB/XF VALUE10,109

TOTAL LAND VALUE - MARKET30,000

TOTAL MARKET VALUE307,342

SOH/AGL Deduction154,324

ASSESSED VALUE153,018

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE103,018

TOTAL JUST VALUE307,342

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE295,880

SALES DATA

OFF RECORD NumberDATE

TYPE INSTQ / I / IRSN CD

SALE PRICE

2724/11367/10/2024

LE U I 11

100

GRANTOR: FRANKLIN WANDA L & MA

GRANTEE: FRANKLIN KAITLIN MA

1169/03219/08/2003

WD Q I

155,100

GRANTOR: SEDA CONSTRUCTION COM

GRANTEE: FRANKLIN WANDA L

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W19 FSP=[YR=2002] N6 W21 S10 E10 S8 E11 N12 \$ S12 W11 N8 W10 N4 W21 S28 FGR=[YR=2002] S21 E21 N21 W21 \$ E21 S14 E9 FOP=[YR=2002] S4 E10 N4 W2 N4 W5 S4 W3 \$ E3 N4 E5 S4 E10 S6 E13 N48 \$.