LOT 41
BUCKHEAD SUB PB 6/135-136

PENNINGTON CASEY A & KATELYN
11017 FAWNWOOD COURT
BRYCEVILLE, FL 32009

2024

01-1S-24-018B-0041-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

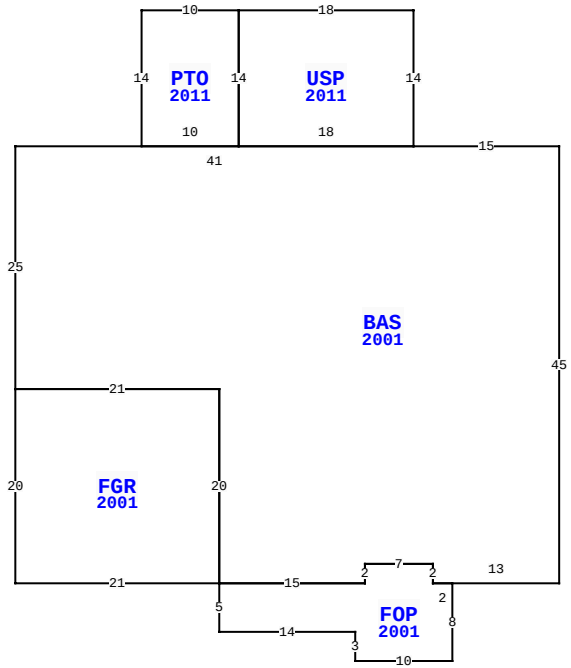
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8016.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,086	100	2,086	233,961
FGR	420	55	231	25,909
FOP	164	30	49	5,496
PTO	140	5	7	785
USP	252	30	76	8,524
TOTALS	3,062		2,449	274,674

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,449	100.8126	126.02	308,623	2001	2001	0	0	0	11.00	89.00

1 SNGL FAM – 100% - 2020 Heated Area: 2086 HX Base Yr 2020



11017 FAWNWOOD CT, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		274,674
TOTAL MARKET OB/XF VALUE		7,253
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		311,927
SOH/AGL Deduction		94,211
ASSESSED VALUE		217,716
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		167,716
TOTAL JUST VALUE		311,927
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		299,782

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0107934	NEW CONSTR	100,000	02/01/2001
E017750	NEW CONSTR	4,000	02/01/2001
P014551	NEW CONSTR	0	02/01/2001
M0149414	H/AC	3,012,001	02/01/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2263/0517	3/15/2019	WD	Q	I	01	215,000
GRANTOR: DEAN RICKEY N & BRAND						
GRANTEE: PENNINGTON CASEY &						
1768/1534	12/09/2011	WD	U	I	12	137,000
GRANTOR: LUMLEY JOHN T						
GRANTEE: DEAN RICKEY N & BRA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W15 USP=[YR=2011] N14 W18 PTO=[YR=2011] W10 S14 E10 N14$ S14 E18 $ W41 S25 FGR=[YR=2001] S20E21 FOP=[YR=2001] S5 E14 S3E10 N8 W2 N2 W7 S2 W15 $ N20 W21 $ E21 S20 E15 N2 E7 S2 E13 N45 $.

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	2001	2001	3	85	2,975	
2	0812	CONCRETE C	0	100	0	0	1,337.00	SF	4.00	4.00	100	2001	2001	3	80	4,278	

LAND DESCRIPTION

TOTAL OB/XF 7,253

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	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 PRINTED 08/06/2024 BY SYS