

LOT 33
IN OR 1926/1521
BUCKHEAD II PUD PHASES 1 & 2

DUCKER LEROY L & KATHERINE L
30433 TROPHY TRAIL
BRYCEVILLE, FL 32009

2024

01-1S-24-018C-0033-0000



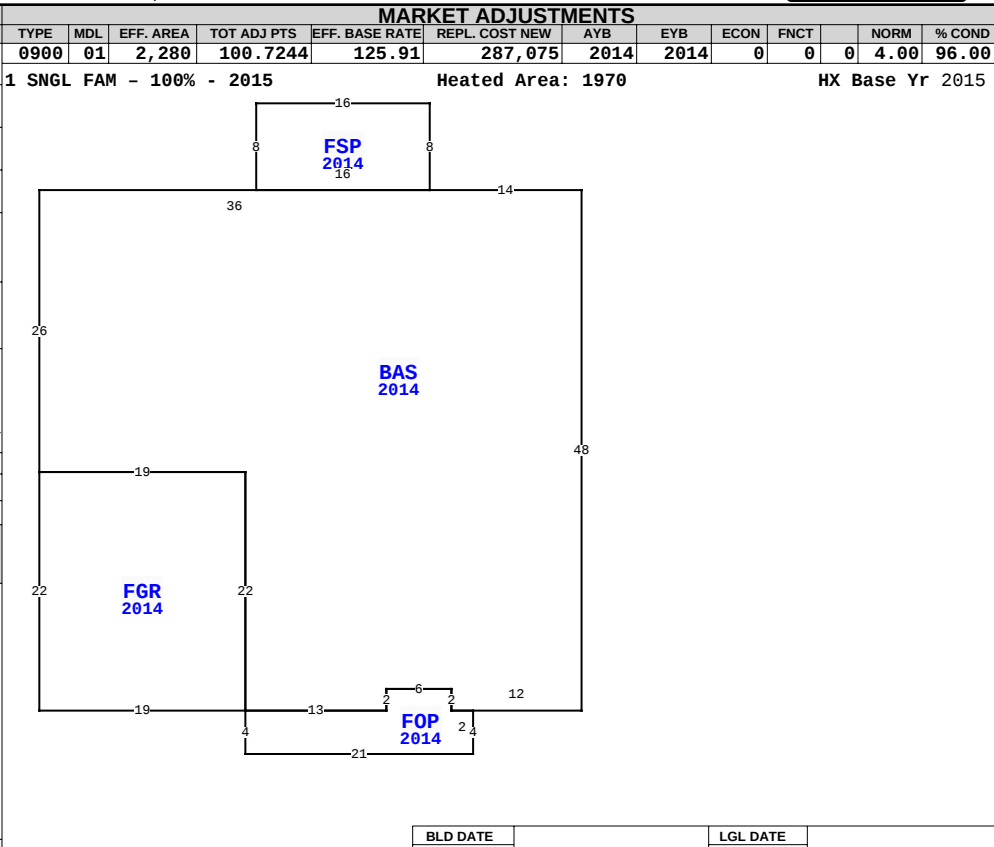
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	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	1,970	100	1,970	238,121
FGR	418	55	230	27,801
FOP	96	30	29	3,505
FSP	128	40	51	6,164
TOTALS	2,612		2,280	275,592

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EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0811	CONCRETE B	0	100	0	0	
2	0462	ST/AL FNC	0	100	216	4	

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000134	C	SFR POND	100	000



30433 TROPHY TRL, BRYCEVILLE	BLD DATE		LGL DATE	
	XF DATE		LAND DATE	
	INC DATE		AG DATE	

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY								STANDARD	
Tax Group: 6								Tax Dist:	
BUILDING MARKET VALUE								275,592	
TOTAL MARKET OB/XF VALUE								10,649	
TOTAL LAND VALUE - MARKET								30,000	
TOTAL MARKET VALUE								316,241	
SOH/AGL Deduction								133,370	
ASSESSED VALUE								182,871	
TOTAL EXEMPTION VALUE								50,000	
BASE TAXABLE VALUE								132,871	
TOTAL JUST VALUE								316,241	
NCON VALUE								0	
INCOME VALUE									
PREVIOUS YEAR MKT VALUE								304,074	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1428396	CO ISSUED	0	06/13/2014
B1428396	NEW CONSTR	242,880	03/01/2014

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1926/1521	6/26/2014	WD	Q	I	01	193,900	
GRANTOR:SEDA CONSTRUCTION COM							
GRANTEE:DUCKER LEROY L & KA							
1418/1787	6/09/2006	WD	U	V	19	158,000	
GRANTOR:CALICO DEVELOPMENT CO							
GRANTEE:SEDA CONSTRUCTION C							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2014] W14 FSP=[YR=2014] N8 W16 S8 E16\$ W36 S26									
FGR=[YR=2014] S22 E19 FOP=[YR=2014] S4 E21 N4 W2 N2 W6 S2									
W13\$ N22 W19\$ E19 S22 E13 N2 E6 S2 E12 N48\$.									