

LOTS 112 & 113
IN OR 2117/1784
SUNOWA SPRINGS 1 PB 4/75 & 76

DRURY JIMMY I & HEATHER L
11736 SUNOWA SPRINGS TR
BRYCEVILLE, FL 32009

2024

02-1S-24-1990-0112-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	08
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NEIGHBORHOOD/LOC	8011.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	768	100	768	64,739
BAS	384	100	384	32,369
BAS	464	100	464	39,113
BAS	528	100	528	44,508
FGR	462	55	254	21,411

TOTALS	2,606		2,398	202,140
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0940	SHEDS/PORT	0 100	12	12	144.00	SF	20.10	
2	0810	CONCRETE A	0 100	12	3	93.00	SF	6.50	
3	0681	POLE SHED	0 100	20	20	400.00	SF	15.00	
4	0911	SCRN RM A	0 100	13	12	156.00	SF	17.50	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	NOTES
1	000115	C	SFR ACRES	100		OR	0.00	0.00	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,398	102.2826	97.17	233,014	1985	1996	0	0	0	13.25	86.75

1 SINGLE FAM - 100% - 2018

Heated Area: 2144

HX Base Yr 2018

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    graph TD
      R1[22x24 BAS 2005] --- R2[32x24 BAS 1993]
      R1 --- R4[21x22 FGR 2005]
      R2 --- R5[29x16 BAS 2005]
      R3[16x24 BAS 2000] --- R5
  
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11736 SUNOWA SPRINGS TR, BRYCEVILLE	BLD DATE	LGL DATE	06/13/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		202,140	
TOTAL MARKET OB/XF VALUE		3,450	
TOTAL LAND VALUE - MARKET		87,750	
TOTAL MARKET VALUE		293,340	
SOH/AGL Deduction		110,719	
ASSESSED VALUE		182,621	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		132,621	
TOTAL JUST VALUE		293,340	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		284,545	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B22843	XFOB	4,830	09/01/2009
E0515223	ELEC OTHER	1,500	06/01/2005
M0509941	H/AC	0	06/01/2005
7743	CHNGE SRVC	200	10/08/1991
7306	ADDITION	12,240	06/12/1991

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2117/1784	3/17/2017	WD	Q	I	01	182,000
GRANTOR: SHADHORN CONNIE S F/K						
GRANTEE: DRURY JIMMY I & HEA						
0924/0398	3/15/2000	WD	U	I	09	80,000
GRANTOR: CREWS WELTON T SR						
GRANTEE: SIEDSMA CONNIE S						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2000] W16 BAS=[YR=1993] W32 BAS=[YR=2005] W22 S24 FGR=[YR=2005] S22 E21 N6 BAS=[YR=2005] E29 N16 W29 S16 \$ N16 W21\$ E22 N24\$ S24 E32 N24\$ S24 E16 N24\$.									