LOT 4
IN OR 1879/1226
ESMT PT OR 1209/1215

WOLFE MARK A & LAURA C
8988 FORD RD
BRYCEVILLE, FL 32009

2024

03-1S-24-021W-0004-0000

BUILDING CHARACTERISTICS

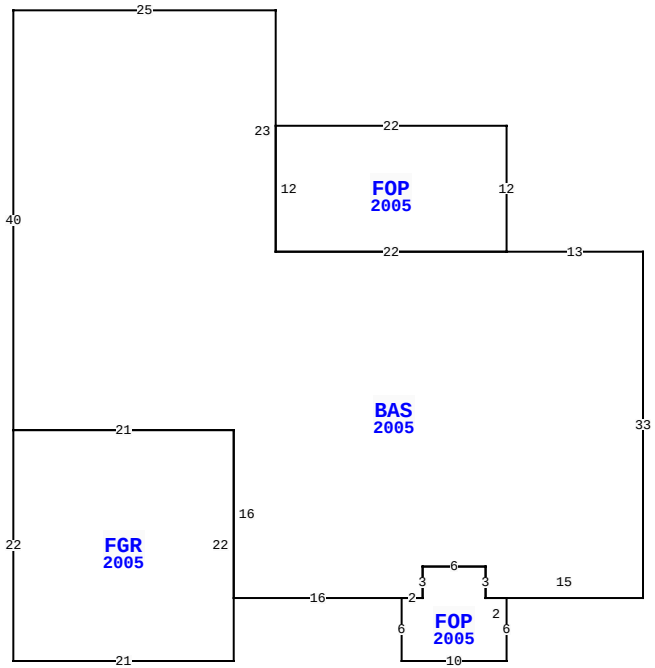
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	20	FACE BRICK 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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	8003.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,201	100	2,201	237,714
FGR	462	55	254	27,432
FOP	78	30	23	2,484
FOP	264	30	79	8,532
TOTALS	3,005		2,557	276,163

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,557	95.4720	119.34	305,152	2005	2005	0	0	0	9.50	90.50

1 SNGL FAM – 100% - 2014 Heated Area: 2201 HX Base Yr 2014



8988 FORD RD, BRYCEVILLE

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		276,163
TOTAL MARKET OB/XF VALUE		20,540
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		331,703
SOH/AGL Deduction		141,544
ASSESSED VALUE		190,159
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		140,159
TOTAL JUST VALUE		331,703
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		314,841

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0413232	NEW CONSTR	161,976	01/07/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1879/1226	5/14/2013	WD	U	I	11	100
GRANTOR: HAYES JEAN HADDEN & J						
GRANTEE: WOLFE MARK A & LAUR						
1313/1809	5/02/2005	WD	Q	I		216,900
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: HAYES JEAN H & JUDS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W13 FOP=[YR=2005] N12 W22 S12 E22 $ W22 N23 W25 S40 FGR=[YR=2005] S22 E21 N22 W21 $ E21 S16 E16 FOP=[YR=2005] S6 E10 N6 W2 N3 W6 S3 W2 $ E2 N3 E6 S3 E15 N33 $.

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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2005	2005	3	89	1,780	
2	0812	CONCRETE C	0	100	0	0	4,275.00	SF	4.00	4.00	100	2005	2005	3	86	14,706	
3	0473	VF 3 RAIL	0	100	0	0	80.00	LF	7.50	7.50	100	2008	2008	3	74	444	
4	1127	BRICK 8"	0	100	0	0	24.00	SF	11.00	11.00	100	2008	2008	3	97	256	
5	1242	WD DECK A	0	100	0	0	390.00	SF	10.00	10.00	100	2019	2019	3	86	3,354	

LAND DESCRIPTION

TOTAL OB/XF 20,540

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	000115	C	SFR ACRES	100	0006	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 08/18/2022 BY TWA Total Acres: 1.00 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 08/06/2024 BY SYS