

LOT 18
IN OR 1426/1080
CALICO WOODS PB 6/374

AKINS MATTHEW B & STEPHANIE R
9420 FORD ROAD
BRYCEVILLE, FL 32009

2024

03-1S-24-021W-0018-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 90
Exterior Wall	05	AVERAGE 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LVT/LAMNT 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2.5	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY

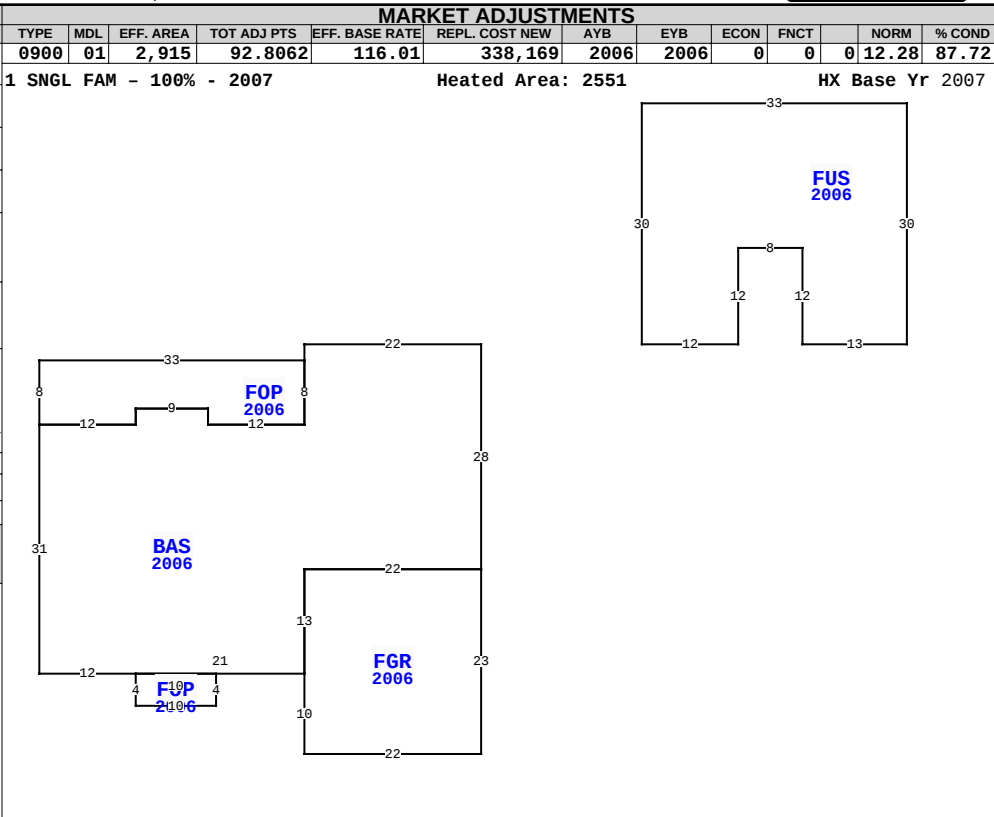
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8003.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,657	100	1,657	168,623
FGR	506	55	278	28,291
FOP	40	30	12	1,221
FOP	246	30	74	7,531
FUS	894	100	894	90,977

TOTALS	3,343		2,915	296,642
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0473	VF 3 RAIL	0	100	0	72.00	LF	7.50	
2	0812	CONCRETE C	0	100	0	2,524.00	SF	4.00	
3	1127	BRICK 8"	0	100	0	48.00	SF	11.00	
4	0855	CONC PAVER	0	100	0	1,019.00	SF	10.00	
5	1076	TRELLIS A	0	100	9	81.00	SF	7.50	
6	0510	GARAGE WD-	0	100	20	320.00	SF	35.00	
7	0810	CONCRETE A	0	100	0	392.00	SF	6.50	
8	0350	CARPORT WD	0	100	16	320.00	SF	13.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100	0006	OR	0.00	0.00	1.00



BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/02/2024
INC DATE		AG DATE	MLU

TOTAL OB/XF									
33,177									

NASSAU COUNTY PROPERTY		PAGE 1 of 2	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		331,971	
TOTAL MARKET OB/XF VALUE		33,177	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		400,148	
SOH/AGL Deduction		156,445	
ASSESSED VALUE		243,703	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		193,703	
TOTAL JUST VALUE		400,148	
NCON VALUE		4,035	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		379,601	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22006277	REPAIR/RRF	40,000	04/21/2022
1703318	CARPORT	27,060	06/16/2017
M11003	TANKS/BLRS	0	02/01/2006
C16969	CO ISSUED	185,312	01/01/2006
B16969	NEW CONSTR	185,312	01/01/2006
E16664	ELEC OTHER	2,000	01/01/2006

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1426/1080	7/10/2006	WD	Q	I	
GRANTOR: SEDA CONSTRUCTION COM					SALE PRICE
GRANTEE: AKINS MATTHEW B & S					340,000
1211/0821	3/01/2004	WD	U	V	19
GRANTOR: RAYLAND LLC					405,700
GRANTEE: SEDA CONSTRUCTION C					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2006] W22 S2 FOP=[YR=2006] W33 S8 E12 N2 E9 S2 E12 N8\$ S8 W12 N2 W9 S2 W12 S31 E12 FOP=[YR=2006] S4 E10 N4 W10\$ E21 FGR=[YR=2006] S10 E22 N23 W22 S13\$ N13 E22 N28\$ PTR=E20 FUS=[YR=2006] E12N12E8S12E13 N30W33S30\$ W20\$.									

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