

PT SE1/4 OF SEC 5-1S-23E
IN OR 1994/1514
(EX OR 2176/24)

GAINEY JOHN R JR & BRETT H
8512 HERLONG ROAD
JACKSONVILLE, FL 32210

2024

05-1S-23-0000-0001-0140



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																																		
ELEMENT	CD	CONSTRUCTION			TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1																																
															VALUATION BY																																		
															Tax Group: 6										Tax Dist:																								
															BUILDING MARKET VALUE										0																								
															TOTAL MARKET OB/XF VALUE										0																								
															TOTAL LAND VALUE - MARKET										316,000																								
															TOTAL MARKET VALUE										316,000																								
															SOH/AGL Deduction										84,672																								
															ASSESSED VALUE										231,328																								
															TOTAL EXEMPTION VALUE										0																								
															BASE TAXABLE VALUE										231,328																								
DOR CODE					9900					NO AG ACREAGE																																							
MAP NUM										MKT AREA					09																																		
NEIGHBORHOOD/LOC					9001.00																																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																													
TOTALS																																																	
EXTRA FEATURES					KINARD RD, BRYCEVILLE																																												
L N	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																																		
LAND DESCRIPTION																	TOTAL OB/XF																																
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																									
1	009900	C	AC NON-AG	0		OR	0.00	0.00	39.50	AC		1.00	1.00	1.00	8,000.00	8,000.00	316,000																																
REVIEW DATE					05/19/2023					BY					MLU					Total Acres: 39.50					Total Land Value: 316,000					Market: 0					Agricultural: 0					Common: 316,000					PRINTED 08/06/2024 BY SYS				