

PT OF NW1/4
PARCELS 3-3 & 3-6
IN OR 687 PG 835

CHISHOLM THOMAS C
5774 HALTER PL
BRYCEVILLE, FL 32009

2024

05-2S-23-0000-0003-0030



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	02	WALL BOARD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100

Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,516	100	1,516	31,772
FOP	18	30	5	105
FOP	26	30	8	168

TOTALS	1,560		1,529	32,045
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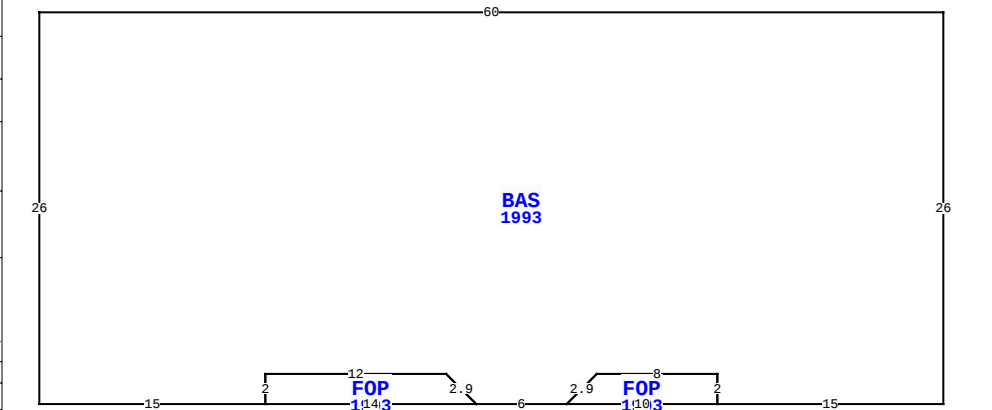
EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0200	BARN WD 0-	0 100	36	24	864.00	SF	20.00	20.00	100	1984
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1984
3	1242	WD DECK A	0 100	30	8	240.00	SF	10.00	10.00	100	1986

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000102	C	SFR/MH	100	0007	OR	0.00	0.00	2.14	AC	

TOTAL OB/XF											
5,896											

REVIEW DATE 01/14/2021 BY WWA

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,529	99.8000	69.86	106,816	1984	1984	0	0	70.00	30.00
1 M/H 93- - 100% - 0											
Heated Area: 1516											
HX Base Yr											



BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			06/13/2023	MLU	

TOTAL OB/XF											
5,896											

TOTAL OB/XF											
5,896											

Total Acres: 2.14 Total Land Value: 64,200 Market: 0 Agricultural: 0 Common: 64,200

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											6

VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		32,045
TOTAL MARKET OB/XF VALUE		5,896
TOTAL LAND VALUE - MARKET		64,200
TOTAL MARKET VALUE		102,141
SOH/AGL Deduction		61,969
ASSESSED VALUE		40,172
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		15,172
TOTAL JUST VALUE		102,141
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		99,922

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0687/0835	8/30/1993	QC	U	I	01	100	
GRANTOR: CHISHOLM LINDA							
GRANTEE: CHISHOLM THOMAS C							
0242/0397	6/01/1977	WD	U	V		3,500	
GRANTOR:							
GRANTEE:							

BUILDING NOTES							

BUILDING DIMENSIONS							

BAS=[YR=1993] W60 S26 E15 FOP=[YR=1993] E14 U2 L2 W12 S2\$
N2 E12 D2 R2 E6 FOP=[YR=1993] E10 N2 W8 D2 L2 \$ U2 R2
E8 S2 E15 N26\$.

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