

IN OR 1191/343
R673178 & R673179
EX R/W OR 583/7

SCHRAUD DOUGLAS
6989 HORSESHOE CIRCLE
BRYCEVILLE, FL 32009

2024

05-2S-23-0000-0003-0080



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	14	CARPET 90
Interior Floo	08	SHT VINYL 10
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

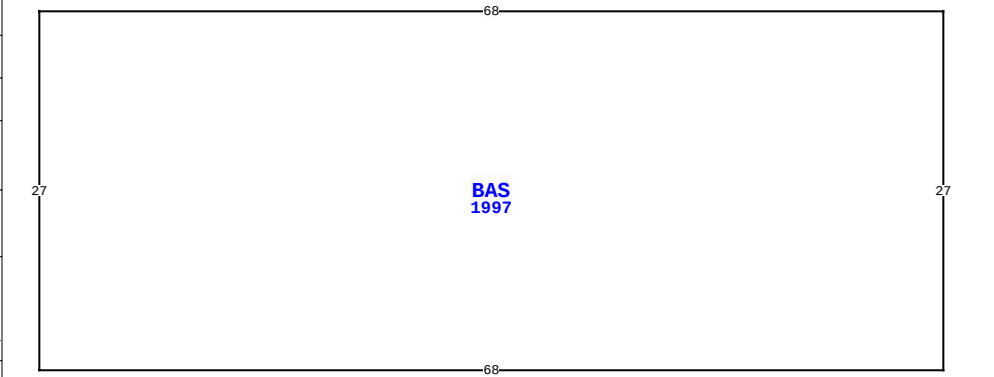
Quality	06	Quality Level 06
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,836	100	1,836	84,206
TOTALS	1,836		1,836	84,206

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0681	POLE SHED	0 100	12	25	300.00	SF	15.00	15.00
2	0680	POLE SHED	0 100	12	19	228.00	SF	10.00	10.00
3	0510	GARAGE WD-	0 100	12	31	372.00	SF	35.00	35.00
4	0510	GARAGE WD-	0 100	20	30	600.00	SF	35.00	35.00
5	0681	POLE SHED	0 100	14	25	350.00	SF	15.00	15.00
6	1242	WD DECK A	0 100	9	32	288.00	SF	10.00	10.00
7	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000102	C	SFR/MH	100	0006	OR	0.00	0.00	2.14

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,836	152.8800	114.66	210,516	1997	1997	0	0	0 60.00	40.00
1 M/H 94+ - 100% - 2004			Heated Area: 1836			HX Base Yr 2004					



BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023
INC DATE		AG DATE	MLU
6989 HORSESHOE CIR, BRYCEVILLE			

TOTAL OB/XF											
12,586											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		84,206	
TOTAL MARKET OB/XF VALUE		12,586	
TOTAL LAND VALUE - MARKET		64,200	
TOTAL MARKET VALUE		160,992	
SOH/AGL Deduction		83,367	
ASSESSED VALUE		77,625	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		27,625	
TOTAL JUST VALUE		160,992	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		159,346	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18010809	CARPORT	8,604	10/26/2018
MH9700	MH MOVE-ON	0	11/01/1997

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1191/0343	11/25/2003	WD	U	I	07
GRANTOR: SHEETS GRACE & RONALD					
GRANTEE: SCHRAUD DOUGLAS					
1175/0238	9/25/2003	WD	Q	I	
GRANTOR: SHEETS GRACE & RONALD					
GRANTEE: SCHRAUD DOUGLAS					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1997] W68 S27 E68 N27\$.									