LOT 16
IN OR 1493/603
1996 HERI/LIB SW/MH

JOHNSON RANDALL
12768 OLD PLANK ROAD
JACKSONVILLE, FL 32220

2024

08-1S-23-1830-0016-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 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		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

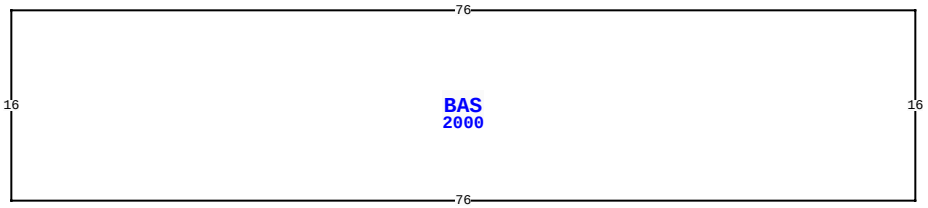
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 09
NEIGHBORHOOD/LOC 9008.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100	1,216	37,219
TOTALS	1,216		1,216	37,219

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,216	116.6000	87.45	106,339	1996	1996	0	0	0	65.00	35.00

1 M/H 94+ – 0% - 0 Heated Area: 1216 HX Base Yr



11785 CR 121, BRYCEVILLE

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

NASSAU COUNTY PROPERTY — VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE	37,219
TOTAL MARKET OB/XF VALUE	616
TOTAL LAND VALUE - MARKET	60,000
TOTAL MARKET VALUE	97,835
SOH/AGL Deduction	4,927
ASSESSED VALUE	92,908
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	92,908
TOTAL JUST VALUE	97,835
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	100,337

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH003273	MH MOVE-ON	0	09/01/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1493/0603	4/18/2007	QC	U	I	06	100
GRANTOR: MULDER KELLY & TINA						
GRANTEE: JOHNSON RANDALL						
1482/0778	3/02/2007	WD	Q	I		72,900
GRANTOR: THE FEDERAL HOME LOAN						
GRANTEE: MULDER KELLY & TINA						

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	1242	WD DECK A	0	0	10	10	100.00	SF	10.00	10.00	100	2000	2000	3	20	200	
2	0350	CARPORT WD	0	0	10	16	160.00	SF	13.00	13.00	100	2002	2002	3	20	416	

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2000] W76 S16 E76 N16$.

LAND DESCRIPTION

TOTAL OB/XF 616

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	000102	C	SFR/MH	0	0004	OR	0.00	0.00	2.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	60,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 2.00 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 08/06/2024 BY SYS