

LOT 3
PARKWOOD PB 6/77

DELGROSS CAYTLIN A
7743 FORD ROAD
BRYCEVILLE, FL 32009

2024

08-1S-24-1610-0003-0000



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 6										
Exterior Wall	05	AVERAGE 90	0900	01	2,609	93.8304	117.29	306,010	1998	2003	0	0	0	10.28	89.72	VALUATION SUMMARY									
Exterior Wall	20	FACE BRICK 10	1 SNGL FAM - 100% - 2024													Heated Area: 1924									
Roof Structure	03	GABLE/HIP 100														HX Base Yr 2024									
Roof Cover	03	COMP SHNGL 100																							
Interior Wall	05	DRYWALL 100																							
Interior Floo	14	CARPET 90																							
Interior Floo	11	CLAY TILE 10																							
Air Condition	03	CENTRAL 100																							
Heating Type	04	AIR DUCTED 100																							
Bedrooms		3 100																							
Bathrooms		2.5 100																							
Frame	02	WOOD FRAME 100																							
Stories	1.	1. 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			8001.00																						
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																					
BAS	1,924	100	1,924	202,468																					
FEP	210	80	168	17,679																					
FEP	252	80	202	21,257																					
FGR	462	55	254	26,729																					
FOP	96	30	29	3,051																					
FOP	108	30	32	3,367																					
TOTALS			3,052		2,609	274,552																			
EXTRA FEATURES			7743 FORD 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								
1	0811	CONCRETE B	0	100	0	0	550.00	SF	5.20	5.20	100	1998	1998	3	75	2,145									
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1998	1998	3	81	2,835									
3	0812	CONCRETE C	0	100	0	0	1,267.00	SF	4.00	4.00	100	2000	2000	3	79	4,004									
4	0510	GARAGE WD-	0	100	40	30	1,200.00	SF	35.00	35.00	100	2003	2003	3	32	13,440									
5	0350	CARPORT WD	0	100	40	10	400.00	SF	13.00	13.00	100	2003	2003	3	21	1,092									
6	0861	POOL GUNIT	0	100	0	0	400.00	SF	85.00	85.00	100	2010	2010	3	60	20,400									
7	0855	CONC PAVER	0	100	0	0	1,060.00	SF	10.00	10.00	100	2010	2010	3	91	9,646									
8	0351	CARPORT MT	0	100	40	16	640.00	SF	6.30	6.30	100	2018	2018	3	82	3,306									
9	0462	ST/AL FNC	0	100	162	4	648.00	SF	10.00	10.00	100	2010	2010	3	60	3,888									
10	0463	FENCE GATE	0	100	0	0	2.00	UT	300.00	300.00	100	2010	2010	3	78	468									
TOTAL OB/XF 61,224																									
LAND DESCRIPTION																									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	000115	C	SFR ACRES	100	0006	OR	0.00	0.00	2.97	AC		1.00	1.00	1.00	30,000.00	30,000.00	89,100								
REVIEW DATE 01/07/2022 BY TW Total Acres: 2.97 Total Land Value: 89,100 Market: 0 Agricultural: 0 Common: 89,100 PRINTED 08/06/2024 BY SYS																									