LOT 6
IN OR 887/1227
ESMT PT OR 900/1668

HENSCHEL ANTHONY & DEBORAH R
9101 FORD ROAD
BRYCEVILLE, FL 32009

2024

10-1S-24-021C-0006-0000

BUILDING CHARACTERISTICS

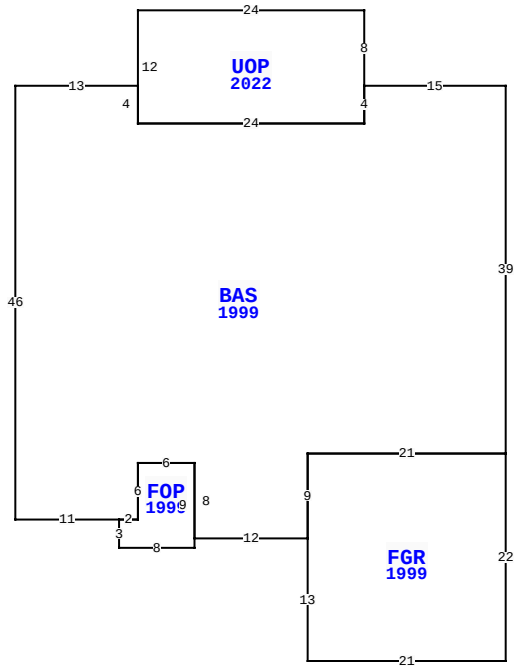
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8003.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,137	100	2,137	223,492
FGR	462	55	254	26,564
FOP	60	30	18	1,882
UOP	288	20	58	6,065
TOTALS	2,947		2,467	258,004

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,467	92.4480	115.56	285,087	1999	2004	0	0	0	9.50	90.50

1 SNGL FAM – 100% - 2000 Heated Area: 2137 HX Base Yr 2000



9101 FORD RD, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/02/2024 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		258,004
TOTAL MARKET OB/XF VALUE		25,306
TOTAL LAND VALUE - MARKET		70,400
TOTAL MARKET VALUE		353,710
SOH/AGL Deduction		150,019
ASSESSED VALUE		203,691
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		153,691
TOTAL JUST VALUE		353,710
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		336,318

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22005145	REPAIR/RRF	14,495	04/04/2022
B007509	SWIM POOL	28,359	08/01/2000
B995825	NEW CONSTR	124,926	01/02/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0887/1227	6/17/1999	WD	Q	I		116,429
GRANTOR: SEDA CONSTRUCTION CO						
GRANTEE: HENSCHEL ANTHONY &						
0865/1250	2/03/1999	WD	U	V	19	15,900
GRANTOR: SEMANIK INVESTMENT CO						
GRANTEE: SEDA CONSTRUCTION C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] W15 UOP=[YR=2022] N8 W24 S12 E24 N4 $ S4 W24 N4 W13 S46 E11 FOP=[YR=1999] S3 E8 N9 W6 S6 W2 $ E2 N6 E6 S8 E12 FGR=[YR=1999] S13 E21 N22 W21 S9 $ N9 E21 N39 $.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1999	1999	3	83	2,905	
2	0810	CONCRETE A	0	100	0	0	413.00	SF	6.50	6.50	100	1999	1999	3	77	2,067	
3	0910	SCRN RM L	0	100	39	32	1,248.00	SF	15.00	15.00	100	2000	2000	3	20	3,744	
4	0861	POOL GUNIT	0	100	30	15	450.00	SF	85.00	85.00	100	2000	2000	3	25	9,563	
5	0845	KOOL DECK	0	100	0	0	402.00	SF	7.25	7.25	100	2000	2000	3	79	2,302	
6	0510	GARAGE WD-	0	100	0	0	450.00	SF	35.00	35.00	100	2002	2002	3	30	4,725	

LAND DESCRIPTION

TOTAL OB/XF 25,306

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	000115	C	SFR ACRES	100	0006	OR	0.00	0.00	3.52	AC		1.00	1.00	1.00	20,000.00	20,000.00	70,400							

REVIEW DATE 08/30/2022 BY TWA Total Acres: 3.52 Total Land Value: 70,400 Market: 0 Agricultural: 0 Common: 70,400 PRINTED 08/06/2024 BY SYS