



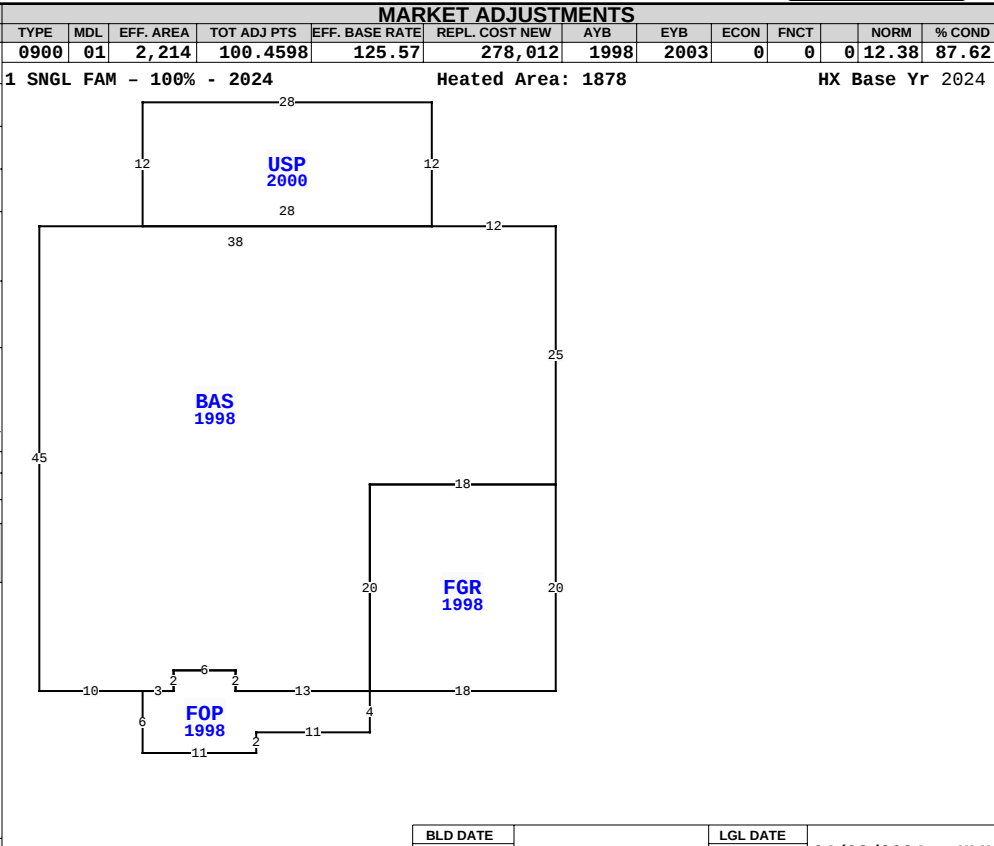
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 50
Exterior Wall	30	VINYL 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
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	1,878	100	1,878	206,625
FGR	360	55	198	21,785
FOP	122	30	37	4,071
USP	336	30	101	11,113
TOTALS	2,696		2,214	243,594

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
2	0810	CONCRETE A	0 100	0	0	320.00	SF	6.50	6.50
3	0861	POOL GUNIT	0 100	0	0	364.00	SF	85.00	85.00
4	0845	KOOL DECK	0 100	0	0	400.00	SF	7.25	7.25
5	0812	CONCRETE C	0 100	0	0	2,280.00	SF	4.00	4.00
6	0911	SCRN RM A	0 100	50	36	1,800.00	SF	17.50	17.50
7	0351	CARPORT MT	0 100	30	18	540.00	SF	10.00	10.00
8	0476	VF 6 SBPL	0 100	0	0	188.00	LF	32.00	32.00
9	0470	VNYL GATE	0 100	0	0	2.00	UT	300.00	300.00
10	0473	VF 3 RAIL	0 100	0	0	705.00	LF	7.50	7.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100	0006	OR	0.00	0.00	1.00



9345 FORD RD, BRYCEVILLE	BLD DATE	LGL DATE	04/02/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100	0006	OR	0.00	0.00	1.00

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 6	Tax Dist:								
BUILDING MARKET VALUE	243,594								
TOTAL MARKET OB/XF VALUE	63,607								
TOTAL LAND VALUE - MARKET	35,000								
TOTAL MARKET VALUE	342,201								
SOH/AGL Deduction	104,723								
ASSESSED VALUE	237,478								
TOTAL EXEMPTION VALUE	55,000								
BASE TAXABLE VALUE	182,478								
TOTAL JUST VALUE	342,201								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	329,149								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18010349	ADDITION	41,825	10/12/2018
17006060	REPAIR/RRF	11,976	09/29/2017
B006995	XFOB	3,825	03/01/2000
B006780	SWIM POOL	12,000	02/01/2000
B984739	NEW CONSTR	90,390	03/01/1998

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2667/14	8/28/2023	WD	Q	I	01	420,000	
GRANTOR: BEX CHRISTOPHER							
GRANTEE: LONG CHRISTOPHER BR							
2469/0879	6/04/2021	WD	Q	I	02	360,000	
GRANTOR: MORGAN RONALD J & ANH							
GRANTEE: BEX CHRISTOPHER & C							

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=1998] W12 USP=[YR=2000] N12 W28 S12 E28\$ W38 S45 E10 FOP=[YR=1998] S6 E11 N2 E11 N4 FGR=[YR=1998] E18 N20 W18 S20 \$ W13 N2 W6 S2 W3 \$ E3N2 E6 S2 E13 N20 E18 N25 \$.									