LOT 6
IN OR 793 PG 655
CALICO RIDGE PB 6/52

WOOD JOHN R & BETTY JO
10043 FORD ROAD
BRYCEVILLE, FL 32009

2024

11-1S-24-021R-0006-0000

BUILDING CHARACTERISTICS

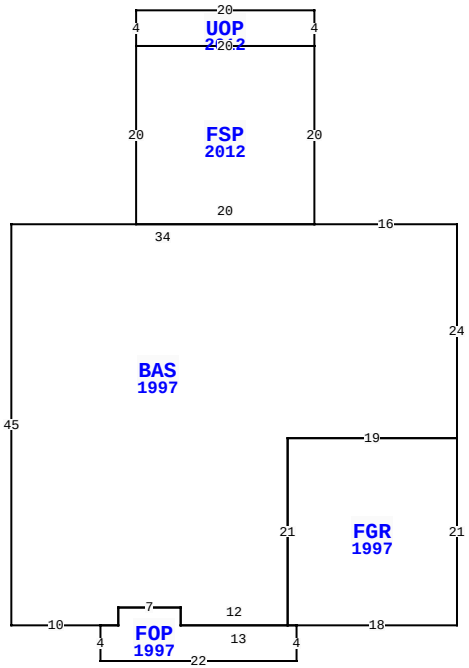
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	1,837	100	1,837	197,345
FGR	399	55	219	23,527
FOP	102	30	31	3,330
FSP	400	40	160	17,189
UOP	80	20	16	1,719
TOTALS	2,818		2,263	243,108

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,263	98.7840	123.48	279,435	1997	1997	0	0	0	13.00	87.00

1 SNGL FAM – 100% - 2019 Heated Area: 1837 HX Base Yr



10043 FORD RD, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2024 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		243,108
TOTAL MARKET OB/XF VALUE		7,938
TOTAL LAND VALUE - MARKET		71,800
TOTAL MARKET VALUE		322,846
SOH/AGL Deduction		8,646
ASSESSED VALUE		314,200
TOTAL EXEMPTION VALUE	13	314,200
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		322,846
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		305,049

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25650	ADDITION	9,278	02/01/2012
B985147	ADDITION	2,280	07/01/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0793/0655	5/14/1997	WD	Q	I		112,700
GRANTOR: SEDA CONST COMPANY						
GRANTEE: WOOD JOHN & BETTY J						
0782/1515	1/17/1997	WD	U	V	19	21,800
GRANTOR: SEMANIK INVESTMENT CO						
GRANTEE: SEDA CONST COMPANY						

BUILDING NOTES

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	1997	1997	3	80	2,800	
2	0810	CONCRETE A	0	100	0	0	422.00	SF	6.50	6.50	100	1997	1997	3	73	2,002	
3	0510	GARAGE WD-	0	100	20	20	400.00	SF	28.00	28.00	100	2000	2000	3	28	3,136	

BUILDING DIMENSIONS

BAS=[YR=1997] W16 FSP=[YR=2012] N20 UOP=[YR=2012] N4 W20 S4 E20$ W20 S20 E20$ W34 S45 E10 FOP=[YR=1997] S4 E22 N4 FGR=[YR=1997] E18 N21 W19 S21 E1 $ W13 N2 W7 S2 W2 $ E2 N2 E7 S2 E12 N21 E19 N24 $.

LAND DESCRIPTION

TOTAL OB/XF 7,938

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	0003	OR	0.00	0.00	3.59	AC		1.00	1.00	1.00	20,000.00	20,000.00	71,800							

REVIEW DATE 01/14/2021 BY WWA Total Acres: 3.59 Total Land Value: 71,800 Market: 0 Agricultural: 0 Common: 71,800 PRINTED 08/06/2024 BY SYS