LOT 7
IN OR 813 PG 155
CALICO RIDGE PB 6/52

HARRIS JEFFREY A & JOANN H
10057 FORD ROAD
BRYCEVILLE, FL 32009

2024

11-1S-24-021R-0007-0000

BUILDING CHARACTERISTICS

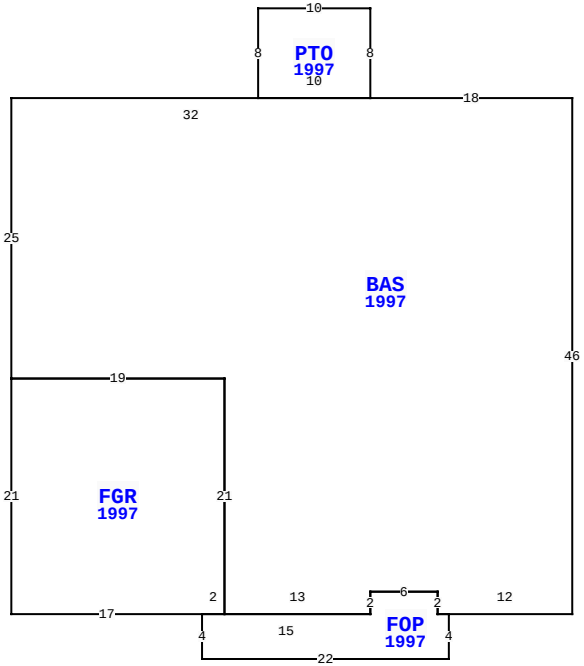
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	20	FACE BRICK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	1,889	100	1,889	188,909
FGR	399	55	219	21,901
FOP	100	30	30	3,000
PTO	80	5	4	400
TOTALS	2,468		2,142	214,211

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,142	93.1392	116.42	249,372	1997	1997	0	0	0	14.10	85.90

1 SNGL FAM – 100% - 1998 Heated Area: 1889 HX Base Yr 1998



10057 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		214,211
TOTAL MARKET OB/XF VALUE		4,318
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		253,529
SOH/AGL Deduction		119,017
ASSESSED VALUE		134,512
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		84,512
TOTAL JUST VALUE		253,529
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		239,199

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21005466	BACK DOOR	0	04/30/2021
R1413786	REPAIR/RRF	8,100	01/01/2014
B974108	NEW CONSTR	106,000	07/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0813/0155	11/12/1997	WD	Q	I		107,300
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: HARRIS JEFFREY & JO						
0798/1892	7/09/1997	WD	U	V	19	16,700
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	16	20	320.00	SF	6.50	6.50	100	1997	1997	3	73	1,518	

BUILDING DIMENSIONS

BAS=[YR=1997] W18 PTO=[YR=1997] N8 W10 S8 E10 $ W32 S25
FGR=[YR=1997] S21 E17 FOP=[YR=1997] S4 E22 N4 W1 N2 W6 S2 W15
$ E2 N21 W19 $ E19 S21 E13 N2 E6 S2 E12 N46 $.

LAND DESCRIPTION

TOTAL OB/XF 4,318

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	1.00	AC		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 05/15/2019 BY TWA Total Acres: 1.00 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 08/06/2024 BY SYS