

SPENCE SHERRILL
10519 FORD RD
BRYCEVILLE, FL 32009

11-1S-24-021U-0003-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
CONSTRUCTION																				VALUATION SUMMARY									
ELEMENT CD		TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT % COND								VALUATION BY STANDARD																			
Exterior Wall Roof Structur		20 FACE BRICK 100 03 GABLE/HIP 100								9900 01 1,931 100.8126 126.02 243,345 2001 2006 0 0 0 12.75 87.25										Tax Group: 6 Tax Dist:									
Roof Cover		05 COMP SHNGL 100								1 SNGL FAM - 100% - 2014 Heated Area: 1652 HX Base Yr 2014										BUILDING MARKET VALUE 212,319									
Interior Wall		03 DRYWALL 100																		TOTAL MARKET OB/XF VALUE 11,165									
Interior Floor		13 LVT/LAMNT 70																		TOTAL LAND VALUE - MARKET 35,000									
Interior Floor		11 CLAY TILE 30																		TOTAL MARKET VALUE 258,484									
Air Condition		03 CENTRAL 100																		SOH/AGL Deduction 117,729									
Heating Type		04 AIR DUCTED 100																		ASSESSED VALUE 140,755									
Bedrooms		3 100																		TOTAL EXEMPTION VALUE HX HB 50,000									
Bathrooms		2 100																		BASE TAXABLE VALUE 90,755									
Frame		02 WOOD FRAME 100																		TOTAL JUST VALUE 258,484									
Stories		1. 1. 100																		NCON VALUE 0									
Units		0 100																		INCOME VALUE									
Occupancy		00 NONE 100																		PREVIOUS YEAR MKT VALUE 244,773									
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		1,652		100		1,652		181,641																					
FGR		462		55		254		27,928																					
FOP		48		30		14		1,539																					
PTO		225		5		11		1,209																					
TOTALS		2,387				1,931		212,319																					
EXTRA FEATURES										10519 FORD RD, BRYCEVILLE																			
BLD DATE																				LGL DATE									
XF DATE																				LAND DATE									
INC DATE																				AG DATE									
04/03/2024										MLU																			
L N										OB/XF CODE										DESCRIPTION									
1										0500										FP-PRE FAB									
2										0810										CONCRETE A									
3										0940										SHEDS/PORT									
4										0812										CONCRETE C									