

LOT 15
IN OR 1841/816
CALICO RUN PB 6/112-113

PAGE MATTHEW & KRISTIE
10833 FORD ROAD
BRYCEVILLE, FL 32009

2024

11-1S-24-021U-0015-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	08
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NEIGHBORHOOD/LOC	8003.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,032	100	1,032	112,132
FGR	480	55	264	28,685
FOP	204	30	61	6,628
FUS	1,036	100	1,036	112,566
PTO	80	5	4	435

TOTALS	2,832		2,397	260,446
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	
2	0812	CONCRETE C	0 100	0	0	2,372.00	SF	4.00	
3	0861	POOL GUNIT	0 100	28	12	336.00	SF	85.00	
4	0845	KOOL DECK	0 100	0	0	672.00	SF	7.25	
5	0911	SCRN RM A	0 100	36	28	1,008.00	SF	17.50	
6	0940	SHEDS/PORT	0 100	16	10	160.00	SF	30.00	
7	0680	POLE SHED	1 100	20	20	0.00	SF	10.00	

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

REVIEW DATE	05/17/2022	BY	TW
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TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,397	95.7852	119.73	286,993	1999	2004	0	0	9.25	90.75
1 SNGL FAM - 100% - 2024											
Heated Area: 2068											
HX Base Yr 2024											

10833 FORD RD, BRYCEVILLE	BLD DATE	LGL DATE	04/03/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

L N	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	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	1999	1999	3	83	1,660	
2	0812	CONCRETE C	0 100	0	0	2,372.00	SF	4.00	4.00	100	1999	1999	3	77	7,306	
3	0861	POOL GUNIT	0 100	28	12	336.00	SF	85.00	85.00	100	2005	2005	3	40	11,424	
4	0845	KOOL DECK	0 100	0	0	672.00	SF	7.25	7.25	100	2005	2005	3	86	4,190	
5	0911	SCRN RM A	0 100	36	28	1,008.00	SF	17.50	17.50	100	2005	2005	3	24	4,234	
6	0940	SHEDS/PORT	0 100	16	10	160.00	SF	30.00	30.00	100	2010	2010	3	45	2,160	
7	0680	POLE SHED	1 100	20	20	0.00	SF	10.00	10.00	100	2022	2022		98	0	

TOTAL OB/XF										30,974						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE
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

Total Acres: 1.00	Total Land Value: 35,000	Market: 0	Agricultural: 0	Common: 35,000
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NASSAU COUNTY PROPERTY				PAGE 1 of 1	6
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE				260,446	
TOTAL MARKET OB/XF VALUE				30,974	
TOTAL LAND VALUE - MARKET				35,000	
TOTAL MARKET VALUE				326,420	
SOH/AGL Deduction				0	
ASSESSED VALUE				326,420	
TOTAL EXEMPTION VALUE		HX HB VX		55,000	
BASE TAXABLE VALUE				271,420	
TOTAL JUST VALUE				326,420	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				312,605	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000028	CARPORT	11,976	01/03/2022
17007632	REPAIR/RRF	7,599	12/04/2017
B15970	ADDITION	8,000	09/01/2005
B15730	SWIM POOL	23,000	06/01/2005
E0311286	OTHER	0	01/06/2003
B996013	NEW CONSTR	142,370	01/06/1999

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1841/0816	2/01/2013	WD Q	Q	I	01
GRANTOR: ALLEY RICKY R & ERIKA					SALE PRICE
GRANTEE: PAGE MATTHEW & KRIS					
1275/1946	11/22/2004	QC U	U	I	01
GRANTOR: SNODGRASS SHANNON ALL					15,000
GRANTEE: ALLEY RICKY R					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1999] W5 PTO=[YR=1999] N8 W10 S8 E10 \$ W15 N2 W6 S2 W8 FGR=[YR=1999] W20 S24 E20 N24 \$ S30 FOP=[YR=1999] S6 E34 N6 W34 \$ E34 N30 \$ PTR= E15 FUS=[YR=1999] E34 S30 W13 S2 W8 N2 W13 N30 \$ W15 \$.									