

LOT 16
IN OR 992/1173
CALICO RUN PB 6/112-113

STEWART SHARON D
10861 FORD ROAD
BRYCEVILLE, FL 32009

2024

11-1S-24-021U-0016-0000



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	1,839	100	1,839	188,619
FGR	399	55	219	22,462
FOP	12	30	4	411
PTO	104	5	5	513
TOTALS	2,354		2,067	212,004

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0810	CONCRETE A	0	100	20	16	320.00	SF	6.50

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	1.43

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0900	01	2,067	93.1392	116.42	240,640	2001	2001	0	0
1 SNGL FAM - 100% - 2002 Heated Area: 1839 HX Base Yr 2002									
10861 FORD RD, BRYCEVILLE									

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/03/2024	MLU	

TOTAL OB/XF									
4,639									

NASSAU COUNTY PROPERTY									
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VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 6					Tax Dist:				
BUILDING MARKET VALUE					212,004				
TOTAL MARKET OB/XF VALUE					4,639				
TOTAL LAND VALUE - MARKET					50,050				
TOTAL MARKET VALUE					266,693				
SOH/AGL Deduction					129,869				
ASSESSED VALUE					136,824				
TOTAL EXEMPTION VALUE					105,000				
BASE TAXABLE VALUE					31,824				
TOTAL JUST VALUE					266,693				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					250,279				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M014912	H/AC	0	03/01/2001
B0107951	NEW CONSTR	100,000	02/01/2001
P014541	NEW CONSTR	0	02/01/2001
E017770	NEW CONSTR	0	02/01/2001

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
0992/1173	6/18/2001	WD	Q	I		126,300			
GRANTOR: SEDA CONSTRUCTION COM									
GRANTEE: STEWART ROBERT L &									
0967/0352	1/18/2001	WD	U	V	19	14,700			
GRANTOR: SEMANIK INVESTMENT CO									
GRANTEE: SEDA CONSTRUCTION C									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2001] W20 PTO=[YR=2001] N8 W13 S8 E13\$ W30 S45 E13 FOP=[YR=2001] E6 N2 W6 S2\$ N2 E6 S2 E12 FGR=[YR=2001] E19 N21 W19 S21\$ N21 E19 N24\$.									