PT SW1/4 OF SEC 14-1N-23E
LYING W OF CR 121
IN OR 2195/1173

PAPPY BRUCE
15510 CR 121
BRYCEVILLE, FL 32009

2024

14-1N-23-0000-0002-0010

BUILDING CHARACTERISTICS

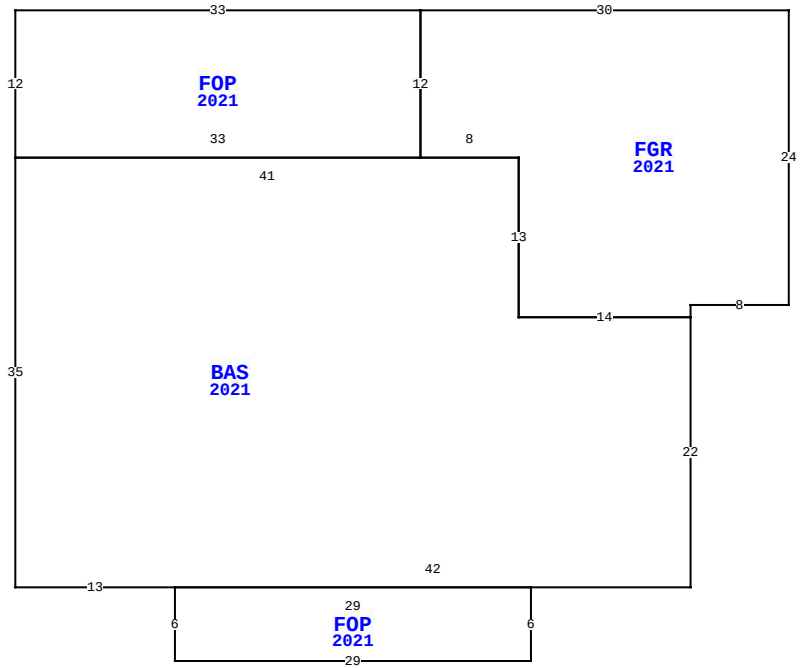
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 90
Exterior Wall	05	AVERAGE 10
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	5400	TIMBERLAND 90+
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,743	100	1,743	249,472
FGR	638	55	351	50,238
FOP	174	30	52	7,442
FOP	396	30	119	17,032
TOTALS	2,951		2,265	324,184

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,265	116.1300	145.16	328,787	2021	2021	0	0	0	1.40	98.60

1 SNGL FAM – 100% - 2022 Heated Area: 1743 HX Base Yr 2022



15510 CR 121, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/19/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		324,184
TOTAL MARKET OB/XF VALUE		5,722
TOTAL LAND VALUE - MARKET		324,400
TOTAL MARKET VALUE		407,570
SOH/AGL Deduction		166,860
ASSESSED VALUE		240,710
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		190,710
TOTAL JUST VALUE		654,306
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		640,400

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20002953	NEW CONSTR	253,583	04/20/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2195/1173	5/09/2018	WD	Q	V	01	184,000

GRANTOR: ALLEN RONALD H ET AL

GRANTEE: PAPPY BRUCE

BUILDING NOTES

BUILDING DIMENSIONS

FGR=[YR=2021] W30 FOP=[YR=2021] W33 S12 BAS=[YR=2021] S35 E13 FOP=[YR=2021] S6 E29 N6 W29$ E42 N22 W14 N13 W41$ E33 N12$ S12 E8 S13 E14 N1 E8 N24$.

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	0812	CONCRETE C	0	100	0	0	1,445.00	SF	4.00	4.00	100	2021	2021	3	99	5,722	

LAND DESCRIPTION

TOTAL OB/XF 5,722

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	005000	C	RURAL HOME	100		OR	0.00	0.00	3.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	54,000							
2	005400	A	TIMBER 1 SI	0		OR	0.00	0.00	31.80	AC		1.00	1.00	1.00	730.00	730.00	23,214							
3	005901	A	HARDWOOD SI	0		OR	0.00	0.00	2.00	AC		1.00	1.00	1.00	225.00	225.00	450							
4	009910	M	MKT.VAL.AG	0		OR	0.00	0.00	33.80	AC		1.00	1.00	1.00	8,000.00	8,000.00	270,400							

REVIEW DATE 12/08/2020 BY TW Total Acres: 36.80 Total Land Value: 77,664 Market: 270,400 Agricultural: 23,664 Common: 54,000 PRINTED 08/06/2024 BY SYS