



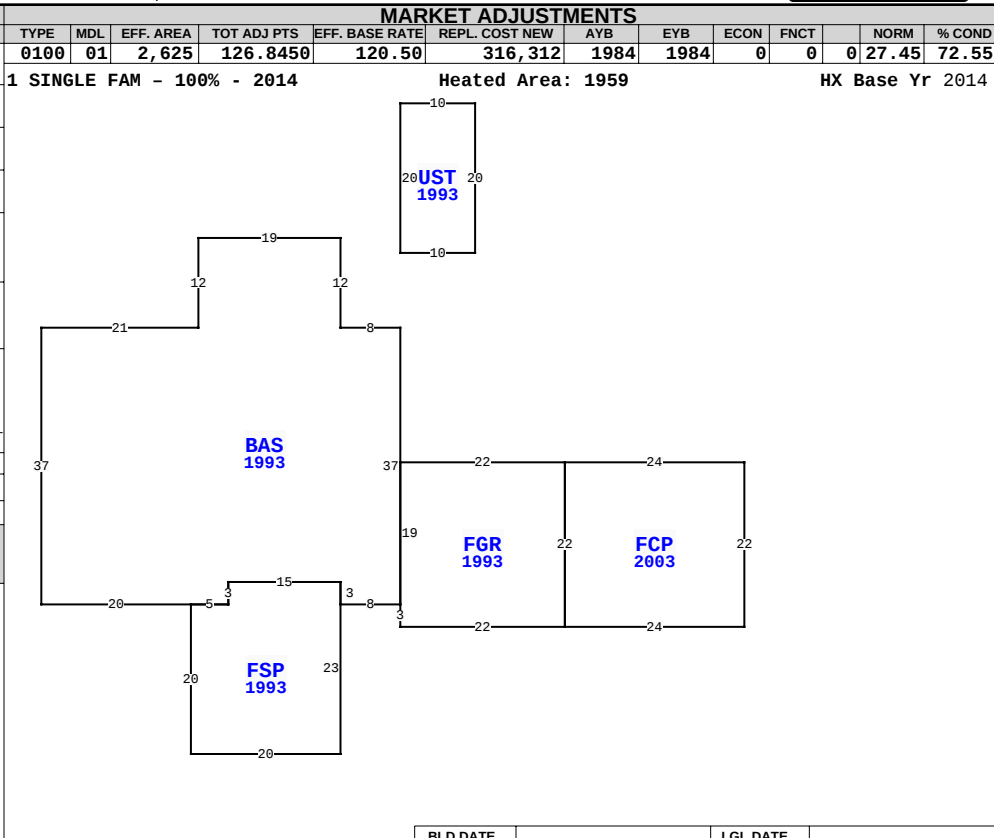
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD\$ Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,959	100	1,959	171,262
FCP	528	25	132	11,540
FGR	484	55	266	23,254
FSP	445	40	178	15,561
UST	200	45	90	7,868
TOTALS	3,616		2,625	229,484

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0201	BARN WD 10	0 100	50	40	2,000.00	SF	17.00	17.00	100	1968
2	0812	CONCRETE C	0 100	0	0	1,915.00	SF	4.00	4.00	100	1984
3	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1984

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000115	C	SFR ACRES	100	0005	OR	0.00	0.00	3.56	AC	



720 OLD ALACHUA TR, BRYCEVILLE	BLD DATE	LGL DATE	06/16/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		229,484	
TOTAL MARKET OB/XF VALUE		12,130	
TOTAL LAND VALUE - MARKET		89,000	
TOTAL MARKET VALUE		330,614	
SOH/AGL Deduction		157,270	
ASSESSED VALUE		173,344	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		123,344	
TOTAL JUST VALUE		330,614	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		321,103	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C5250	CO ISSUED	0	02/25/2010
M15047	MECH OTHER	0	02/01/2010
P14131	OTHER	0	02/01/2010
MH5250	MH MOVE-ON	0	01/01/2010
E22387	ELEC OTHER	0	01/01/2010
8902	MH MOVE-ON	31,000	05/19/1992

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2698/1564	3/04/2024	WD	Q	I	01
GRANTOR: BRADDOCK JUNE & RANDA					
GRANTEE: BOX MELANIE					
1691/1098	7/28/2010	WD	U	I	30
GRANTOR: WHITE FRANCES P					
GRANTEE: BRADDOCK JUNE					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W8 N12 W19 S12 W21 S37 E20 FSP=[YR=1993] S20 E20 N23 W15 S3 W5 \$ E5 N3 E15 S3 E8 FGR=[YR=1993] S3 E22 FCP=[YR=2003] E24 N22 W24 S22 \$ N22 W22 S19 \$ N37 \$ PTR= N30 UST=[YR=1993] E10 S20 W10 N20 \$ S30 \$.											