

IN OR 1284/142
PARCEL 1-2 SEC 19-1S-23 &
PARCEL 3-2 SEC 20-1S-23

HENDRIX PHILIP J
9810 COUNTY ROAD 121
BRYCEVILLE, FL 32009

2024

19-1S-23-0000-0001-0020



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	03	PLASTER 100
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
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
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	09
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NEIGHBORHOOD/LOC	9001.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,417	100	2,417	206,343
FOP	260	30	78	6,659
FST	402	55	221	18,867
PTO	736	5	37	3,159
UCP	638	20	128	10,928
UST	40	45	18	1,536
UST	242	45	109	9,306

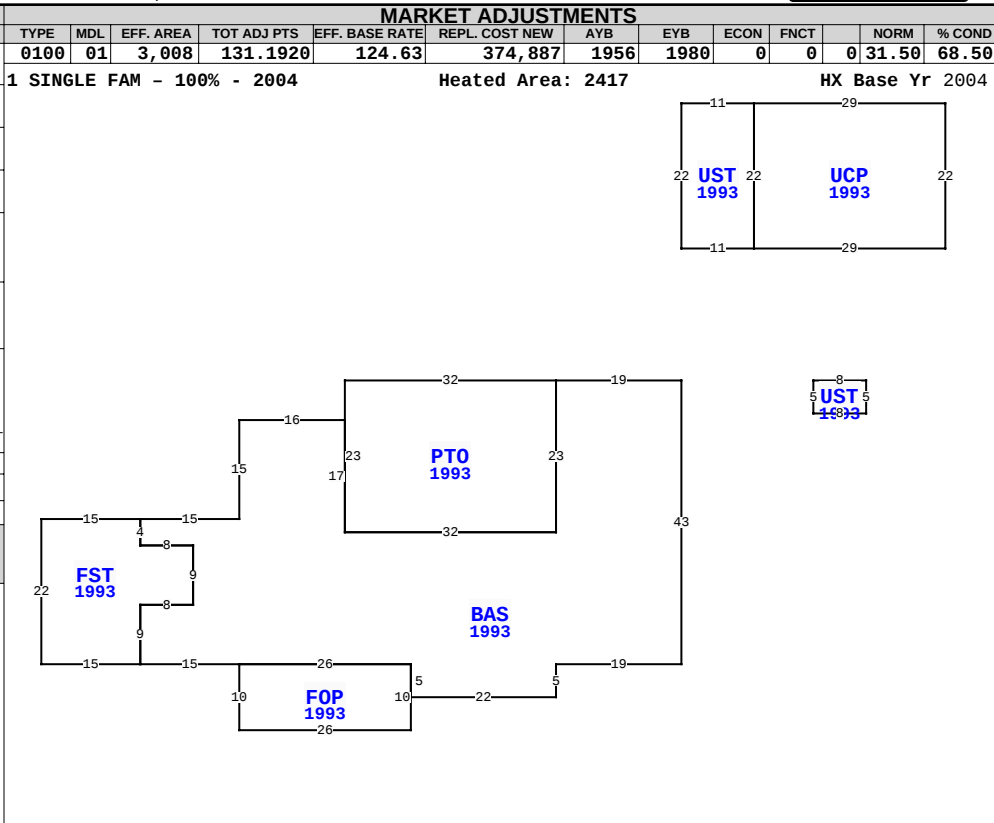
TOTALS	4,735		3,008	256,798
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EXTRA FEATURES		
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L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1956	1956	3	20	700	
2	0811	CONCRETE B	0	100	0	0	852.00	SF	5.20	5.20	100	1980	1980	3	32.5	1,440	
3	0940	SHEDS/PORT	0	100	12	8	96.00	SF	19.50	19.50	100	2000	2000	3	20	374	
4	9000	CONTANR 20	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2003	2003	3	100	1,000	
5	0811	CONCRETE B	0	100	0	0	896.00	SF	5.20	5.20	100	1999	1999	3	77	3,588	
6	0351	CARPORT MT	0	100	20	18	360.00	SF	10.00	10.00	100	2008	2008	3	35	1,260	
7	0463	FENCE GATE	0	100	0	0	2.00	UT	300.00	300.00	100	2008	2008	3	74	444	
8	0510	GARAGE WD-	0	100	20	24	480.00	SF	26.25	26.25	100	2008	2008	3	52	6,552	

LAND DESCRIPTION		
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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	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000115	C	SFR ACRES	100	0004	OR	0.00	0.00	5.30	AC		1.00	1.00	1.00	19,000.00	19,000.00	100,700							



BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/16/2023
INC DATE		AG DATE	MLU

TOTAL OB/XF																	15,358
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NASSAU COUNTY PROPERTY										PAGE 1 of 2	6
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VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		291,627
TOTAL MARKET OB/XF VALUE		15,358
TOTAL LAND VALUE - MARKET		100,700
TOTAL MARKET VALUE		407,685
SOH/AGL Deduction		175,510
ASSESSED VALUE		232,175
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		182,175
TOTAL JUST VALUE		407,685
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		398,399

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22013305	REPAIR/RRF	17,911	08/30/2022

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1284/0142	12/28/2004	QC	U	I	01	68,500

SALES DATA						
GRANTOR: HENDRIX PHILIP J & BE						
GRANTEE: HENDRIX PHILIP J						
1096/1713	11/25/2002	WD	Q	I		166,000
GRANTOR: WEIDLER GERD OTTO & G						
GRANTEE: HENDRIX PHILIP J &						

BUILDING NOTES						
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BUILDING DIMENSIONS						
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BAS=[YR=1993] W19 PTO=[YR=1993] W32 S23 E32 N23\$ S23 W32 N17 W16 S15 W15 FST=[YR=1993] W15 S22 E15 N9 E8 N9 W8 N4\$ S4 E8 S9 W8 S9 E15 FOP=[YR=1993] S10 E26 N10 W26\$ E26 S5 E22 N5 E19 N43\$ PTR=E20 UST=[YR=1993] E8 S5 W8 N5\$ W20\$ PTR= N20 UST=[YR=1993] N22 E11 UCP=[YR=1993] E29 S22 W29 N22\$ S22 W11\$ S20\$.

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