

PT GOVT LOT 6 IN OR 1441/1360
& PT GOVT LOT 9 IN BNDRY LINE
AGMT'S PT OR 1436/857 &

CONNER JAMES D & ANGELA S/
2788 JIMMY CONNER PLACE
BRYCEVILLE, FL 32009

2024

20-1N-23-0000-0003-0070



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	01	NONE 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100

Quality	03	Quality Level 03
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	816	100	816	15,114
DCK	64	15	10	185
TOTALS	880		826	15,299

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EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0504	FP-ELECTRI	0	100	0	0	
2	0510	GARAGE WD-	0	100	60	12	
3	0680	POLE SHED	0	100	14	9	
4	0940	SHEDS/PORT	0	100	14	11	
5	0681	POLE SHED	0	100	48	36	

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000115	C	SFR ACRES	100	000

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	826	88.2000	61.74	50,997	1972	1972	0	0	0	70.00	30.00
1 M/H 93- - 100% - 2007 Heated Area: 816 HX Base Yr 2007												
12 68 24 44 8 8 8 8 8 8 8 12 BAS 2006 DCK 2006												
2788 JIMMY CONNER PL, BRYCEVILLE												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
05/19/2023 MLU												

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2 6
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		254,703	
TOTAL MARKET OB/XF VALUE		48,449	
TOTAL LAND VALUE - MARKET		229,200	
TOTAL MARKET VALUE		532,352	
SOH/AGL Deduction		319,506	
ASSESSED VALUE		212,846	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		162,846	
TOTAL JUST VALUE		532,352	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		522,370	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1631630	GARAGE	0	10/04/2016
C24922	CO ISSUED	0	03/13/2012
R12740	NEW CONSTR	9,600	10/01/2011
E23769	NEW CONSTR	0	09/01/2011
P14914	NEW CONSTR	0	08/01/2011
B24922	NEW CONSTR	241,513	07/01/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1441/1360	9/01/2006	WD U	U	V	01	100
GRANTOR: CONNER HELEN L						
GRANTEE: CONNER JAMES D & AN						
1141/1064	6/02/2003	WD U	U	V	01	100
GRANTOR: CONNER HELEN L						
GRANTEE: CONNER JAMES D & AN						

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS2006=W68 S12 E44 DCK2006=S8 E8 N8 W8\$ E24 N12\$.												

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