

LAIN JOHN C L/E/
PO BOX 154
BRYCEVILLE, FL 32009

2024

23-1N-24-2180-1264-0000

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

Exterior Wall025MOD METAL 100

Roof Structure003GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall007NONE 60

Interior Wall005DRYWALL 40

Interior Floor003CONC FINSH 60

Interior Floor11CLAY TILE 40

Air Condition003CENTRAL 100

Heating Type004AIR DUCTED 100

Bedrooms1100

Bathrooms1100

Frame Stories Units005STEEL 100
0100
0100

Occupancy000NONE 100

Quality001Quality Level 01

DOR CODE5600TIMBERLAND 70-79

MAP NUMMKT AREA08

NEIGHBORHOOD/LOC8005.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ SUBAREA MARKET VALUE

BAS1,7501001,750139,187

UGR3,250451,462116,281

UOP40020806,363

UOP600201209,544

USP6003018014,317

TOTALS6,6003,592285,691

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

1005000CRURAL HOME1000005OR0.000.001.00AC1.001.001.0030,000.0030,000.0030,000

2005600ATIMBER 3 SI00005OR0.000.008.07AC1.001.001.00415.00415.003,349

3009910MMKT. VAL .AG0OR0.000.008.07AC1.001.000.8519,000.0016,150.00130,330

REVIEW DATE05/08/2024BYTWATotal Acres: 9.07Total Land Value: 33,349Market: 130,330Agricultural: 3,349Common: 30,000PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0900013,59265.934082.42296,05320162016003.5096.50

1 SNGL FAM - 100% - 2017Heated Area: 1750HX Base Yr 2017

2030USP2016

3050BAS2016

5050UGR2016

5012UOP2016

20356512

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE285,691

TOTAL MARKET OB/XF VALUE0

TOTAL LAND VALUE - MARKET160,330

TOTAL MARKET VALUE319,040

SOH/AGL Deduction151,068

ASSESSED VALUE167,972

TOTAL EXEMPTION VALUEHX HB VX55,000

BASE TAXABLE VALUE112,972

TOTAL JUST VALUE446,021

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE456,146

PERMIT NUMDESCRIPTIONAMTISSUED

166596CARPORT22,32003/31/2017

B1633212XFOB1,50010/01/2016

B1327980CO ISSUED002/24/2016

B127980NEW CONSTR011/01/2013

B20002NEW CONSTR198,52806/01/2007

R10421REPAIR/RRF4,00006/01/2007

SALES DATA

OFF RECORD NumberDATETYPEINSTQ / I / V / I / RSN CD SALE PRICE

2692/881/25/2024LE U I 11100

GRANTOR:LAIN JOHN C

GRANTEE:WALDEN JERRY LEE II

2071/19009/13/2016QC U I 1189,000

GRANTOR:SCHAUB DAWN M

GRANTEE:LAIN JOHN C

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=2016] W12 UGR=[YR=2016] W65 BAS=[YR=2016] W35 USP=[YR=2016] W20 S30 UOP=[YR=2016] S20 E20 N20 W20\$ E20 N30\$ S50 E35 N50\$ S50 E65 N50\$ S50 E12 N50\$. .