PT OF SECS 33 & 37
IN OR 2064/934
R673878

SWANSON CHARLES V
6724 CR 121
BRYCEVILLE, FL 32009

2024

37-1S-23-0000-0006-0090

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
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
Quality	03	Quality Level 03

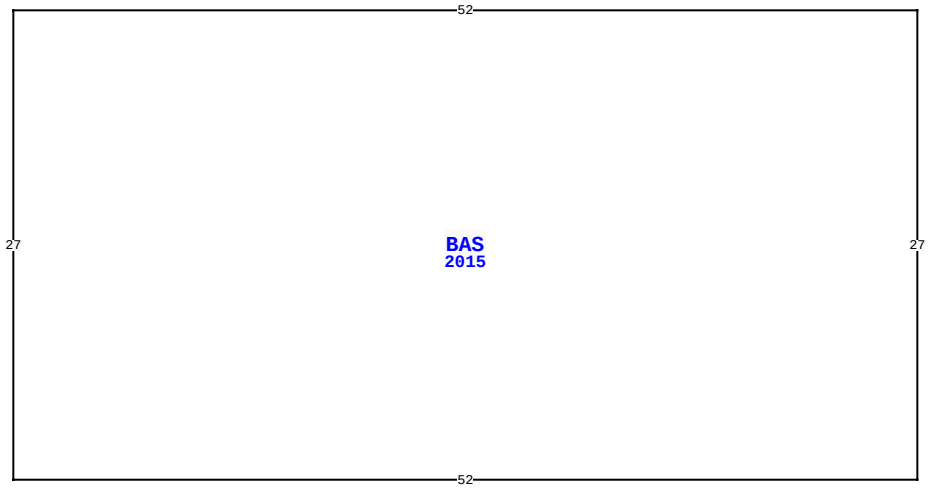
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100	1,404	96,034
TOTALS	1,404		1,404	96,034

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,404	114.0000	85.50	120,042	2015	2015	0	0	0	20.00	80.00

1 M/H 94+ – 100% - 2017 Heated Area: 1404 HX Base Yr 2017



6724 CR 121, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		96,034
TOTAL MARKET OB/XF VALUE		1,446
TOTAL LAND VALUE - MARKET		77,100
TOTAL MARKET VALUE		174,580
SOH/AGL Deduction		68,082
ASSESSED VALUE		106,498
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		56,498
TOTAL JUST VALUE		174,580
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		173,788

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH155652	MH MOVE-ON	0	06/30/2015
MH155652	CO ISSUED	0	06/29/2015
MH972040	MH MOVE-ON	0	12/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2064/0934	8/01/2016	WD	Q	I	01	112,000
GRANTOR: MILLER JANIS G						
GRANTEE: SWANSON CHARLES V A						
1666/1705	3/11/2010	WD	U	I	11	100
GRANTOR: BROOKS CHARLES LESLIE						
GRANTEE: MILLER GENTRY F JR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2015] W52 S27 E52 N27$.

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	0940	SHEDS/PORT	0	100	12	15	180.00	SF	30.00	30.00	100	1998	1998	3	20	1,080	
2	0810	CONCRETE A	0	100	5	15	75.00	SF	6.50	6.50	100	1998	1998	3	75	366	

LAND DESCRIPTION

TOTAL OB/XF 1,446

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	000102	C	SFR/MH	100	0004	OR	0.00	0.00	2.57	AC		1.00	1.00	1.00	30,000.00	30,000.00	77,100							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 2.57 Total Land Value: 77,100 Market: 0 Agricultural: 0 Common: 77,100 PRINTED 08/06/2024 BY SYS