



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 80
Exterior Wall	16	WD FR STUC 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	13	LVT/LAMNT 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8016.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,194	100	2002	2,194	242,204
FGR	400	55	2002	220	24,286
FOP	71	30	2002	21	2,318
FSP	264	40	2012	106	11,702
TOTALS	2,929			2,541	280,511

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
2	0812	CONCRETE C	0	0	0	0	1,568.00	SF	4.00
3	0470	VNYL GATE	0	0	0	0	3.00	UT	300.00
4	0475	VF 4 SBPL	0	0	0	0	198.00	LF	14.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	0	0003	PUD	0.00	0.00	1.00

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0100	01	2,541	123.7584	123.76	314,474	2002	2002	0	0
1 SINGLE FAM - 0% - 2025									
Heated Area: 2194									
HX Base Yr									
11649 BUCKHEAD TR, BRYCEVILLE									

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
			04/21/2025
			MLU

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		280,511	
TOTAL MARKET OB/XF VALUE		10,233	
TOTAL LAND VALUE - MARKET		27,000	
TOTAL MARKET VALUE		317,744	
SOH/AGL Deduction		0	
ASSESSED VALUE		317,744	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		317,744	
TOTAL JUST VALUE		317,744	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		311,419	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19009289	REPAIR/RRF	16,000	08/28/2019
8029518	FOUNDATION	1,995	04/01/2002
8029573	NEW CONSTR	162,346	04/01/2002

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2704/457	4/03/2024	WD	Q	I	01
GRANTOR: BURGOS JOHN CARLOS J					
GRANTEE: ASSAF DANIEL					
1994/1411	7/19/2015	WD	Q	I	01
GRANTOR: NOES DENNIS R & AUDIT					
GRANTEE: BURGOS JOHN CARLOS					

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
BAS=[YR=2002] W13 FSP=[YR=2012] N12 W22 S12 E22 \$ W22 N23 W25 S41 FGR=[YR=2002] S20 E20 N20 W20 \$ E20 S14 E17 FOP=[YR=2002] S5 E10 N5 W1 N3 W7 S3 W2 \$ E2 N3 E7 S3 E14 N32 \$.									