



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 70
Exterior Wall	05	AVERAGE 30
Roof Structure	10	STEEL FRME 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	5000	IMPROVED AG

MAP NUM		MKT AREA	08
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NEIGHBORHOOD/LOC	8001.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,264	100	2004	1,264	144,900
FCP	560	25	2004	140	16,049
FOP	440	30	2004	132	15,132
FUS	784	100	2013	784	89,874
UOP	64	20	2004	13	1,490

TOTALS	3,112			2,333	267,446
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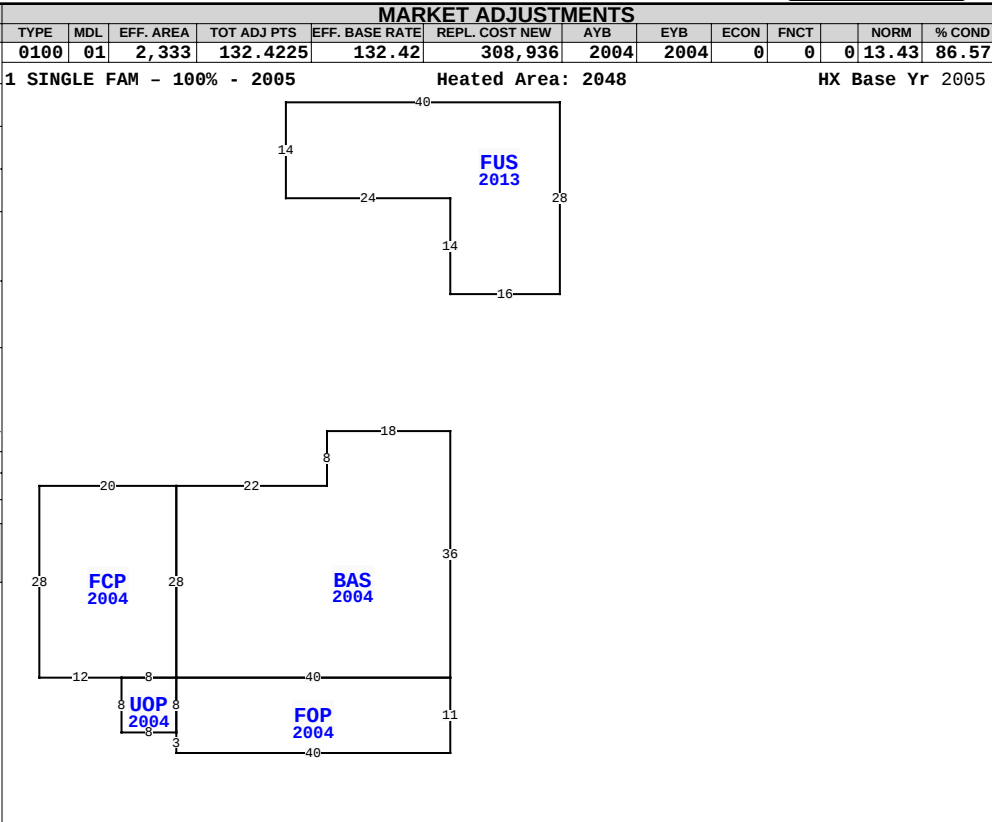
EXTRA FEATURES

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	0510	GARAGE WD-	0	100	40	40	1,600.00	SF	35.00	35.00	100	2002	2002	3	29	16,240	
2	0810	CONCRETE A	0	100	40	12	480.00	SF	6.50	6.50	100	2002	2002	3	80	2,496	
3	0940	SHEDS/PORT	0	100	12	10	120.00	SF	30.00	30.00	100	2006	2006	3	24	864	
4	0681	POLE SHED	0	100	31	28	868.00	SF	15.00	15.00	100	2008	2008	3	48	6,250	
5	0940	SHEDS/PORT	0	100	16	8	128.00	SF	30.00	30.00	100	2008	2008	3	31	1,190	
6	0681	POLE SHED	0	100	10	22	220.00	SF	15.00	15.00	100	2008	2008	3	48	1,584	

LAND DESCRIPTION

N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	005000	C	AGRICULTURAL	100	0007
2	006000	A	PASTURE - HA	0	
3	005902	A	HARDWOOD SI	0	
4	009910	M	MARKET VALUE	0	

REVIEW DATE	03/06/2020	BY	TWA
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11536 THORNHILL PL, BRYCEVILLE

BLD DATE	
XF DATE	
INC DATE	

LGL DATE	
LAND DATE	
AG DATE	

05/21/2025	MLU
01/31/2025	KBA

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,333	132.4225	132.42	308,936	2004	2004	0	0	0 13.43	86.57

NASSAU COUNTY PROPERTY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		267,446
TOTAL MARKET OB/XF VALUE		28,624
TOTAL LAND VALUE - MARKET		220,500
TOTAL MARKET VALUE		343,860
SOH/AGL Deduction		161,610
ASSESSED VALUE		182,250
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		131,528
TOTAL JUST VALUE		516,570
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		487,231

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0310926	NEW CONSTR	130,200	01/03/2003
B029912	GARAGE	52,800	07/01/2002

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1056/1528	5/21/2002	WD	U	V	
					100,000

GRANTOR: WHITE REGINALD L & AN
GRANTEE: TOSH KENNETH W & MA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] W18 S8 W22 FCP=[YR=2004] W20 S28 E12
UOP=[YR=2004] S8 E8 FOP=[YR=2004] S3 E40 N11 W40 S8\$ N8 W8\$
E8 N28\$ S28 E40 N36\$ PTR=N20 FUS=[YR=2013] N14 W24 N14 E40
S28 W16\$ S20\$.