



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	6	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM	MKT AREA	08
NEIGHBORHOOD/LOC	8011.00	

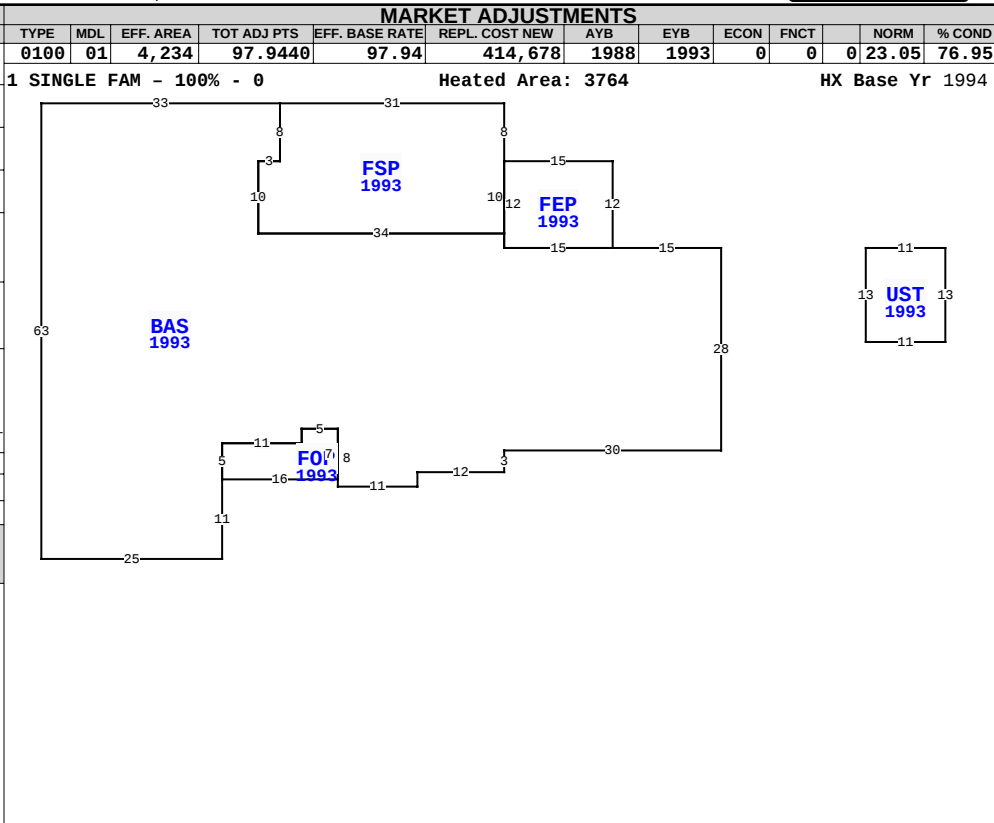
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,764	100	1993	3,764	283,673
FEP	180	80	1993	144	10,852
FOP	90	30	1993	27	2,035
FSP	588	40	1993	235	17,711
UST	143	45	1993	64	4,823

TOTALS	4,765			4,234	319,095
--------	-------	--	--	-------	---------

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0812	CONCRETE C	0	100	0	0	1,073.00	SF	4.00
3	0510	GARAGE WD-	0	100	22	14	308.00	SF	35.00
4	0681	POLE SHED	0	100	16	10	160.00	SF	15.00
5	0681	POLE SHED	0	100	16	10	160.00	SF	15.00
6	0861	POOL GUNIT	0	100	0	0	469.00	SF	85.00
7	0855	CONC PAVER	0	100	0	0	1,081.00	SF	10.00
8	0871	POOL HTR R	0	100	0	0	1.00	UT	2,000.00
9	0911	SCRN RM A	0	100	50	31	1,550.00	SF	17.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100		OR	0.00	0.00	8.39

REVIEW DATE	07/28/2022	BY	TWWW
-------------	------------	----	------



11983 SUNOWA SPRINGS TR, BRYCEVILLE	BLD DATE	LGL DATE	06/12/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1988	1988	3	62	2,170	
2	0812	CONCRETE C	0	100	0	0	1,073.00	SF	4.00	4.00	100	1988	1988	3	52	2,232	
3	0510	GARAGE WD-	0	100	22	14	308.00	SF	35.00	35.00	100	1990	1990	3	20	2,156	
4	0681	POLE SHED	0	100	16	10	160.00	SF	15.00	15.00	100	1990	1990	3	20	480	
5	0681	POLE SHED	0	100	16	10	160.00	SF	15.00	15.00	100	1990	1990	3	20	480	
6	0861	POOL GUNIT	0	100	0	0	469.00	SF	85.00	85.00	100	2022	2022	3	95	37,872	
7	0855	CONC PAVER	0	100	0	0	1,081.00	SF	10.00	10.00	100	2022	2022	3	99	10,702	
8	0871	POOL HTR R	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2022	2022	3	93	1,860	
9	0911	SCRN RM A	0	100	50	31	1,550.00	SF	17.50	17.50	100	2022	2022	3	93	25,226	

TOTAL OB/XF										83,178									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR
1	000100	C	RES	100		OR	0.00	0.00	8.39	AC		1.00	1.00	0.70	18,000.00	12,600.00	105,714		

Total Acres: 8.39	Total Land Value: 105,714	Market: 0	Agricultural: 0	Common: 105,714
-------------------	---------------------------	-----------	-----------------	-----------------

NASSAU COUNTY PROPERTY										PAGE 1 of 1									
VALUATION SUMMARY										6									
VALUATION BY										STANDARD									
Tax Group: 6										Tax Dist:									
BUILDING MARKET VALUE										319,095									
TOTAL MARKET OB/XF VALUE										83,178									
TOTAL LAND VALUE - MARKET										105,714									
TOTAL MARKET VALUE										507,987									
SOH/AGL Deduction										189,560									
ASSESSED VALUE										318,427									
TOTAL EXEMPTION VALUE										50,722									
BASE TAXABLE VALUE										267,705									
TOTAL JUST VALUE										507,987									
NCON VALUE										0									
INCOME VALUE																			
PREVIOUS YEAR MKT VALUE										496,868									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22008025	XFOB	8,532	05/24/2022
22007713	XFOB	11,280	05/18/2022
22004979	SWIM POOL	85,000	03/31/2022
19000953	REPAIR/RRF	21,000	01/30/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0686/0919	8/12/1993	WD	Q	I		153,000
GRANTOR: STANLEY GEORGE & K M						
GRANTEE: DEAN RICKI & LISA M						
0686/0919	8/12/1993	WD	Q	I		153,000
GRANTOR: STANLEY GEORGE & K M						
GRANTEE: DEAN RICKI & LISA						

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

BUILDING DIMENSIONS									
BAS=[YR=1993] W15 FEP=[YR=1993] N12 W15 FSP=[YR=1993] N8 W31 S8 W3 S10 E34 N10 \$ S12 E15\$ W15 N2 W34 N10 E3 N8 W33 S63 E25 N11 FOP=[YR=1993] E16 N7 W5 S2 W11 S5 \$ N5 E11 N2 E5 S8 E11 N2 E12 N3 E30 N28 \$ PTR= E20 UST=[YR=1993] E11 S13 W11 N13 \$ W20\$.									