

DAVIS MONTE ALLAN
7764 HAMBONE ROAD
BRYCEVILLE, FL 32009

05-1S-24-0000-0004-0070

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structure0503AVERAGE 100 GABLE/HIP 100

Roof Cover Interior Wall Interior Floor Interior Floor Air Condition Heating TypeBedrooms Bathrooms FrameStories UnitsBUD8 Adjustme05030314080304021.06COMP SHNGL 100 DRYWALL 100 CARPET 90 SHT VINYL 10 CENTRAL 100 AIR DUCTED 100 3 100 2 100 WOOD FRAME 100 1. 1. 100 0 100 DIST 1D 100

Quality03Quality Level 03

DOR CODE0200MOBILE HOME

MAP NUMMKT AREA08

NEIGHBORHOOD/LOC8001.00

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,34410020011,34453,738

USP2305020011154,598

TOTALS1,5741,45958,337

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0800021,459117.600099.96145,842199819980060.0040.00

M/H 94+ - 100% - 2020Heated Area: 1344HX Base Yr 2020

BAS2001

USP2001

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/21/2025MLU

EXTRA FEATURES

7764 HAMBONE DR, BRYCEVILLE

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10510GARAGE WD-01002416384.00SF35.0035.00100198519853202,688

20504FP-ELECTRI0100001.00UT2,000.002,000.00100199819983801,600

LAND DESCRIPTION

TOTAL OB/XF4,288

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES1000004OR0.000.000.97AC1.001.001.0045,000.0045,000.0043,650

REVIEW DATE08/17/2022BYTWA

Total Acres: 0.97Total Land Value: 43,650Market: 0Agricultural: 0Common: 43,650

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NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE58,337

TOTAL MARKET OB/XF VALUE4,288

TOTAL LAND VALUE - MARKET43,650

TOTAL MARKET VALUE106,275

SOH/AGL Deduction35,012

ASSESSED VALUE71,263

TOTAL EXEMPTION VALUEHX HB46,263

BASE TAXABLE VALUE25,000

TOTAL JUST VALUE106,275

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE87,455

SALES DATA

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

1877/15469/03/2013PR U I I 19100

GRANTOR:DAVIS CARL PAUL JR P/

GRANTEE:DAVIS MONTE ALLAN

0441/003012/01/1984WD Q I I 18,500

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W56 S24 E21 USP=[YR=2001] S10 E23 N10W23\$ E35 N24 \$.