PT OF E'LY 1/2
IN OR 2768/754
(EX PT R/W IN OR 958/627)

TAYLOR FELICIA Y
9525 SCADLOCKE RD
JACKSONVILLE, FL 32208

2025

05-1S-24-0000-0004-0180

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	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame		N/A 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

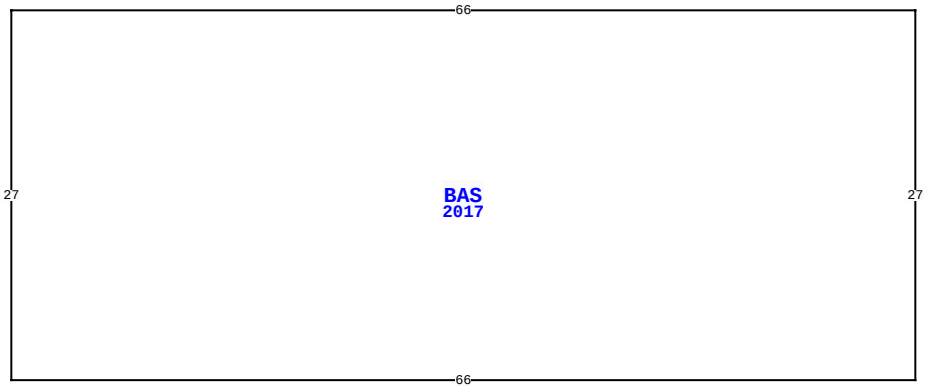
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 08
NEIGHBORHOOD/LOC 8001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,782	100	2017	1,782	91,997
TOTALS	1,782			1,782	91,997

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,782	116.8000	99.28	176,917	2004	2004	0	0	0	48.00	52.00

1 M/H 94+ – 0% - 2024 Heated Area: 1782 HX Base Yr



12039 US HWY 301, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY — VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE	142,320
TOTAL MARKET OB/XF VALUE	5,706
TOTAL LAND VALUE - MARKET	70,000
TOTAL MARKET VALUE	218,026
SOH/AGL Deduction	1,597
ASSESSED VALUE	216,429
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	216,429
TOTAL JUST VALUE	218,026
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	196,754

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH044337	MH MOVE-ON	0	01/03/2004
93287	MH MOVE-ON	40,000	01/01/1993
7665	MH MOVE-ON	8,000	01/27/1989

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2768/754	2/17/2025	QC	U	I	11	100
GRANTOR: ANTONIO C TAYLOR						
GRANTEE: TAYLOR FELICIA Y						
2656/1044	7/26/2023	QC	U	I	11	100
GRANTOR: SMITH JENNIFER LYNN						
GRANTEE: C ANTONIO TAYLOR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2017] W66 S27 E66 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	0753	UEP	0	0	28	12	336.00	SF	22.00	22.00	100	2005	2005	3	36	2,661	
2	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2004	2004	3	87	3,045	

LAND DESCRIPTION

TOTAL OB/XF 5,706

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	000100	C	RES	0		OR	0.00	0.00	2.00	AC		1.00	1.00	1.00	35,000.00	35,000.00	70,000							

REVIEW DATE 08/17/2022 BY TWA Total Acres: 2.00 Total Land Value: 70,000 Market: 0 Agricultural: 0 Common: 70,000 PRINTED 07/30/2025 BY SYS

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Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	03	Quality Level 03

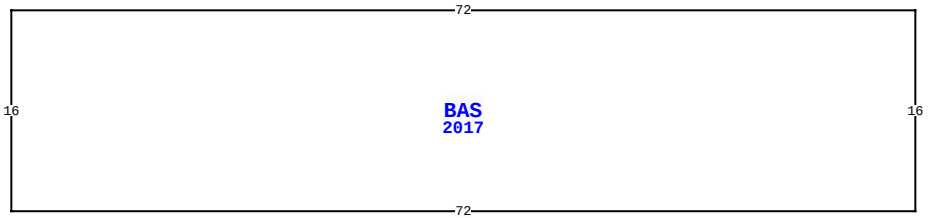
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 08
NEIGHBORHOOD/LOC 8001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	2017	1,152	50,323
TOTALS	1,152			1,152	50,323

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,152	116.8000	99.28	114,371	2000	2000	0	0	0	56.00	44.00

2 M/H 94+ – 0% - 2024 Heated Area: 1152 HX Base Yr



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2656/1044	7/26/2023	QC	U	I	11	100
GRANTOR: SMITH JENNIFER LYNN						
GRANTEE: C ANTONIO TAYLOR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2017] W72 S16 E72 N16$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 08/17/2022 BY TWA Total Acres: 2.00 Total Land Value: 70,000 Market: 0 Agricultural: 0 Common: 70,000 PRINTED 07/30/2025 BY SYS