

LOT 15
IN OR 1841/816
CALICO RUN PB 6/112-113

PAGE MATTHEW & KRISTIE
10833 FORD ROAD
BRYCEVILLE, FL 32009

2025

11-1S-24-021U-0015-0000



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 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8003.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,032	100	1999	1,032	117,764
FGR	480	55	1999	264	30,125
FOP	204	30	1999	61	6,961
FUS	1,036	100	1999	1,036	118,220
PTO	80	5	1999	4	457
TOTALS	2,832			2,397	273,527

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0504	FP-ELECTRI	0	100	0	0	1.00	UT 2,000.00	2,000.00
2	0812	CONCRETE C	0	100	0	0	2,372.00	SF 4.00	4.00
3	0861	POOL GUNIT	0	100	28	12	336.00	SF 85.00	85.00
4	0845	KOOL DECK	0	100	0	0	672.00	SF 7.25	7.25
5	0911	SCRN RM A	0	100	36	28	1,008.00	SF 17.50	17.50
6	0940	SHEDS/PORT	0	100	16	10	160.00	SF 30.00	30.00
7	0680	POLE SHED	1	100	20	20	0.00	SF 10.00	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0006	OR	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	NORM	% COND
0900	01	2,397	95.7852	126.44	303,077	1999	2004	0	0	0	9.75
1 SNGL FAM - 100% - 2025											
Heated Area: 2068											
HX Base Yr											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
05/21/2025 MLU											

TOTAL OB/XF											
28,911											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 6			Tax Dist:
BUILDING MARKET VALUE			273,527
TOTAL MARKET OB/XF VALUE			28,911
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			347,438
SOH/AGL Deduction			0
ASSESSED VALUE			347,438
TOTAL EXEMPTION VALUE			13
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			347,438
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			326,420

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000028	CARPORT	11,976	01/03/2022
17007632	REPAIR/RRF	7,599	12/04/2017
B15970	ADDITION	8,000	09/01/2005
B15730	SWIM POOL	23,000	06/01/2005
E0311286	OTHER	0	01/06/2003
B996013	NEW CONSTR	142,370	01/06/1999

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1841/0816	2/01/2013	WD	Q	I	01
GRANTOR: ALLEY RICKY R & ERIKA					
GRANTEE: PAGE MATTHEW & KRIS					
1275/1946	11/22/2004	QC	Q	I	01
GRANTOR: SNODGRASS SHANNON ALL					
GRANTEE: ALLEY RICKY R					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1999] W5 PTO=[YR=1999] N8 W10 S8 E10 \$ W15 N2 W6 S2 W8 FGR=[YR=1999] W20 S24 E20 N24 \$ S30 FOP=[YR=1999] S6 E34 N6 W34 \$ E34 N30 \$ PTR= E15 FUS=[YR=1999] E34 S30 W13 S2 W8 N2 W13 N30 \$ W15 \$.									