

PICKETT RYAN
8020 ANDREA PLACE
BRYCEVILLE, FL 32011

2025

14-1N-24-2180-0106-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	04	PLYWOOD 50			
Interior Wall	05	DRYWALL 50			
Interior Floo	14	CARPET 70			
Interior Floo	08	SHT VINYL 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		2 100			
Bathrooms		2 100			
Frame Stories Units	02	WOOD FRAME 100 1. 1. 100 0 100			
Quality 03 Quality Level 03					
DOR CODE	0200	MOBILE HOME			
MAP NUM		MKT AREA 08			
NEIGHBORHOOD/LOC	8005.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	1993	1,152	33,675
TOTALS 1,152				1,152	33,675

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,152	121.8000	97.44	112,251	1973	1973	0	0	0 70.00	30.00

1 M/H 93- - 0% - 0

Heated Area: 1152HX Base YrBAS 1993

NASSAU COUNTY PROPERTY

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VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		33,675	
TOTAL MARKET OB/XF VALUE		2,860	
TOTAL LAND VALUE - MARKET		30,465	
TOTAL MARKET VALUE		67,000	
SOH/AGL Deduction		10,830	
ASSESSED VALUE		56,170	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		56,170	
TOTAL JUST VALUE		67,000	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		52,922	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2295/1482	6/05/2019	PR	U	I	19	100

GRANTOR:PICKETT RYAN PR OF PI

GRANTEE:PICKETT RYAN

1882/008812/15/2011WDU I 11100

GRANTOR:PICKETT LORRAINE B TR

GRANTEE:PICKETT CHARLES A

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W48 S24 E48 N24\$.

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	0004	OR	0.00	0.00	0.68	AC		1.00	1.00	1.00	45,000.00	45,000.00	30,465							

TOTAL OB/XF

2,860

REVIEW DATE

07/10/2020

BY

TWA

Total Acres: 0.68

Total Land Value: 30,465

Market: 0

Agricultural: 0

Common: 30,465

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