LOT 10 R621796 & R621797
IN OR 720 PG 1
COUNTRYSIDE ACRES PB 5/287

HUBERT MARION N
1492 COUNTRYSIDE ACRES AVENUE
BRYCEVILLE, FL 32009

2025

17-1S-23-0270-0010-0000

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	13	LVT/LAMNT 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

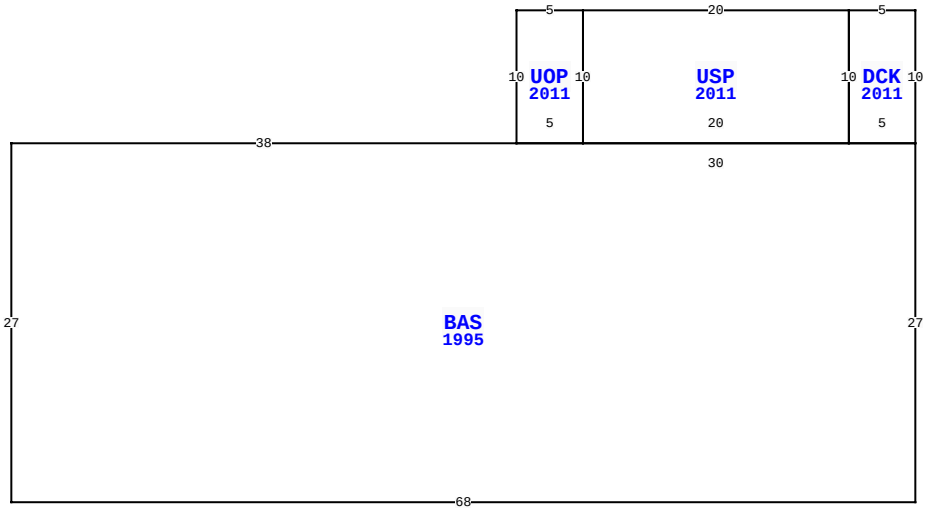
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 09
NEIGHBORHOOD/LOC 9008.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,836	100	1995	1,836	54,215
DCK	50	15	2011	8	236
UOP	50	25	2011	12	354
USP	200	50	2011	100	2,953
TOTALS	2,136			1,956	57,759

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,956	115.8000	98.43	192,529	1995	1995	0	0	0	70.00	30.00

1 M/H 94+ – 100% - 1996 Heated Area: 1836 HX Base Yr 1996



1492 COUNTRYSIDE ACRES AVE, BRYCEVILLE

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

NASSAU COUNTY PROPERTY

PAGE 1 of 1 6

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		57,759
TOTAL MARKET OB/XF VALUE		6,660
TOTAL LAND VALUE - MARKET		70,000
TOTAL MARKET VALUE		134,419
SOH/AGL Deduction		58,464
ASSESSED VALUE		75,955
TOTAL EXEMPTION VALUE	HX HB WX SX	75,955
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		134,419
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		118,061

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0720/0001	12/13/1994	WD	Q	V		15,500

GRANTOR: STOKES-NASSAU INC
GRANTEE: HUBERT ROBT & MARIO

BUILDING NOTES

BUILDING DIMENSIONS

DCK=[YR=2011] W5 USP=[YR=2011] W20 UOP=[YR=2011] W5 S10 BAS=[YR=1995] W38 S27 E68 N27 W30$ E5 N10$ S10 E20 N10$ S10 E5 N10$.

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	1242	WD DECK A	0	100	6	9	54.00	SF	10.00	10.00	100	1995	1995	3	20	108	
2	0510	GARAGE WD-	0	100	26	24	624.00	SF	35.00	35.00	100	2003	2003	3	30	6,552	

LAND DESCRIPTION

TOTAL OB/XF 6,660

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	100	0006	OR	0.00	0.00	2.00	AC		1.00	1.00	1.00	35,000.00	35,000.00	70,000							

REVIEW DATE 01/14/2021 BY WWA Total Acres: 2.00 Total Land Value: 70,000 Market: 0 Agricultural: 0 Common: 70,000 PRINTED 07/30/2025 BY SYS