LOT 29
IN OR 2538/908
CONSERVATION ESMT OR 729/723

PARKER ROBERT C L/E/
1441 COUNTRYSIDE ACRES AVE
BRYCEVILLE, FL 32009

2025

17-1S-23-0270-0029-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

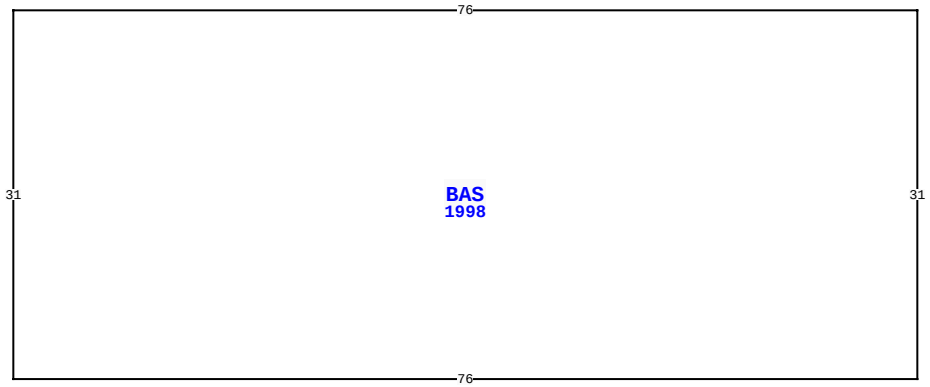
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	13	LVT/LAMNT 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	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	2,356	100	1998	2,356	94,202
TOTALS	2,356			2,356	94,202

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,356	117.6000	99.96	235,506	1998	1998	0	0	0	60.00	40.00

1 M/H 94+ – 100% - 1999 Heated Area: 2356 HX Base Yr 1999



1441 COUNTRYSIDE ACRES AVE, BRYCEVILLE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		94,202
TOTAL MARKET OB/XF VALUE		3,446
TOTAL LAND VALUE - MARKET		95,550
TOTAL MARKET VALUE		193,198
SOH/AGL Deduction		94,513
ASSESSED VALUE		98,685
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		47,963
TOTAL JUST VALUE		193,198
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		172,675

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH98	MH MOVE-ON	0	11/01/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2538/0908	2/11/2022	QC	U	I	11	100
GRANTOR: PARKER ROBERT C & MAR						
GRANTEE: PARKER ROBERT C L/E						
0856/1100	11/23/1998	WD	Q	V	05	8,300
GRANTOR: MCLEOD JOSEPH D & JO						
GRANTEE: PARKER ROBERT & MAR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1998] W76 S31 E76 N31$.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1998	1998	3	80	2,800	
2	0752	USP	0	100	12	10	120.00	SF	15.00	15.00	100	2000	2000	3	27	486	
3	1242	WD DECK A	0	100	10	8	80.00	SF	10.00	10.00	100	2000	2000	3	20	160	

LAND DESCRIPTION

TOTAL OB/XF 3,446

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		OR	0.00	0.00	2.73	AC		1.00	1.00	1.00	35,000.00	35,000.00	95,550							

REVIEW DATE 01/14/2021 BY WWA Total Acres: 2.73 Total Land Value: 95,550 Market: 0 Agricultural: 0 Common: 95,550 PRINTED 07/30/2025 BY SYS