

PARCEL 7
IN OR 1047/1830
ESMT IN OR 761/1354

HARRISON JENNIFER V TRUSTEE/PRINGLE PATRICIA H REV
6674 BRAMBLE HEDGE LANE
BRYCEVILLE, FL 32009

2025

19-1S-24-0000-0007-0000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	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
BUD8 Adjustme	06	DIST 1D	100
Quality	05	Quality Level	05
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,404	100	1996
TOTALS	1,404		

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
1	M/H	94+	- 100%	- 2018																			
Heated Area: 1404						HX Base Yr 2018																	
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/07/2025</td> <td></td> <td>MLU</td> </tr> </tbody> </table>												BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/07/2025		MLU
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			50,523
TOTAL MARKET OB/XF VALUE			756
TOTAL LAND VALUE - MARKET			70,560
TOTAL MARKET VALUE			121,839
SOH/AGL Deduction			35,897
ASSESSED VALUE			85,942
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			35,220
TOTAL JUST VALUE			121,839
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			113,246

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B996390	XFOB	6,000	08/01/1999
MHU96145	MH MOVE-ON	0	08/01/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1047/1830	4/03/2002	WD	Q	I	01	100
GRANTOR: PRINGLE PATRICIA						
GRANTEE: PRINGLE PATRICIA ET						
0601/0741	7/09/1990	WD	Q	I	01	100
GRANTOR: PRINGLE ANN						
GRANTEE: PRINGLE VANIS & PAT						

EXTRA FEATURES																
L N	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	8	16			10.00	100	1996	1996	3	20	256	
2	0570	JUNK HOUSE	0	100	0	0			500.00	100	1943	1943	3	100	500	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1996] W52 S27 E52 N27\$.	

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0004	OR	0.00	0.00	2.24	AC		1.00	1.00	0.90	35,000.00	31,500.00	70,560							