

W165 FT OF E495 FT OF
N1/2 OF NW1/4
IN OR 2442/1473

MATHIES SAMUEL & TRACI
8059 CABOOSE LN
BRYCEVILLE, FL 32009

2025

29-1S-24-0000-0003-0030



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

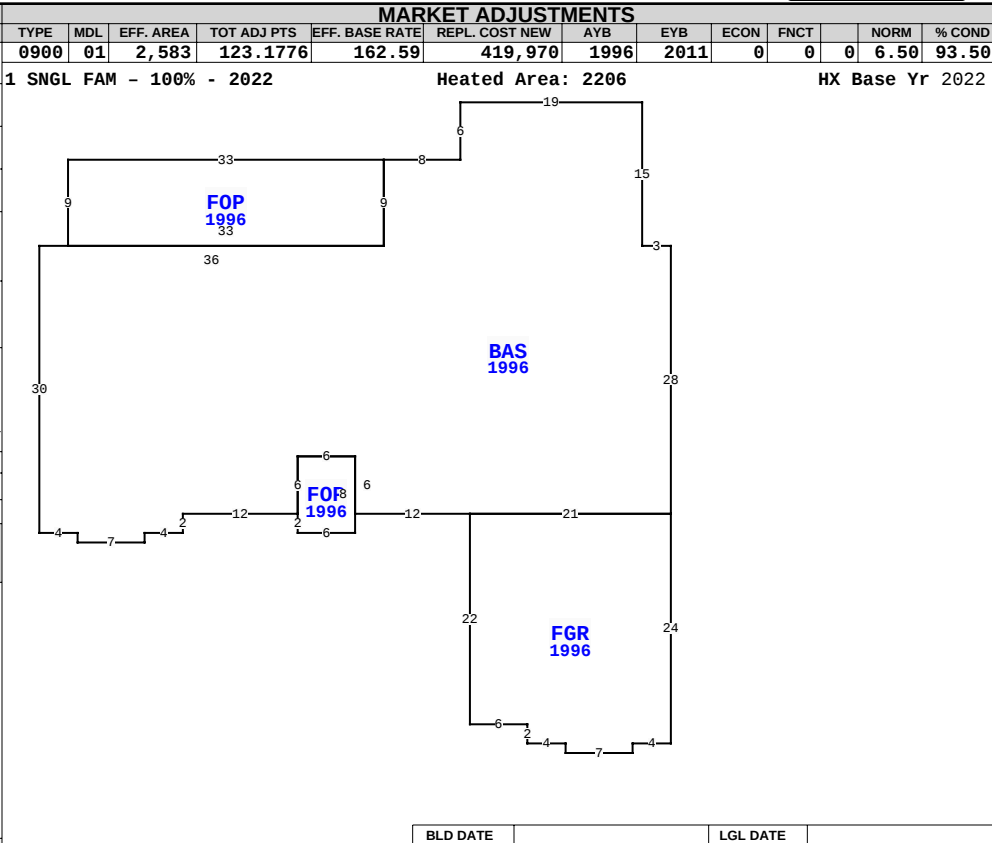
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,206	100	1996	2,206	335,360
FGR	499	55	1996	274	41,654
FOP	48	30	1996	14	2,128
FOP	297	30	1996	89	13,530
TOTALS	3,050			2,583	392,672

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0812	CONCRETE C	0	100	0	0	2,360.00	SF	4.00
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
3	0811	CONCRETE B	0	100	0	0	579.00	SF	5.20
4	0681	POLE SHED	0	100	0	0	1,300.00	SF	15.00

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	5.00

REVIEW DATE 03/25/2024 BY WWA



8059 CABOOSE LN, BRYCEVILLE	BLD DATE	LGL DATE	05/09/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF									
15,326									

Total Acres: 5.00 Total Land Value: 97,500 Market: 0 Agricultural: 0 Common: 97,500

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		392,672	
TOTAL MARKET OB/XF VALUE		15,326	
TOTAL LAND VALUE - MARKET		97,500	
TOTAL MARKET VALUE		505,498	
SOH/AGL Deduction		153,344	
ASSESSED VALUE		352,154	
TOTAL EXEMPTION VALUE		HX HB	50,722
BASE TAXABLE VALUE		301,432	
TOTAL JUST VALUE		505,498	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		484,925	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9502443	NEW CONSTR	111,380	12/01/1995

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2442/1473	3/12/2021	WD	Q	I	01
GRANTOR: POWELL BONNIE H					
GRANTEE: MATHIES SAMUEL & TR					
1194/0905	12/10/2003	WD	Q	I	
GRANTOR: MIMS BYRON DWAYNE & L					
GRANTEE: POWELL BONNIE H					

BUILDING NOTES					
----------------	--	--	--	--	--

BUILDING DIMENSIONS					
BAS=[YR=1996] W19 S6 W8 FOP=[YR=1996] W33 S9 E33 N9 \$ S9 W36 S30 E4 S1 E7 N1 E4 N2 E12 FOP=[YR=1996] S2 E6 N8 W6 S6 \$ N6 E6 S6 E12 FGR=[YR=1996] S22 E6 S2 E4 S1 E7 N1 E4 N24 W21 \$ E21 N28 W3 N15 \$.					

PRINTED 07/30/2025 BY SYS