LOT 27
BUCKHEAD SUB PB 6/135-136

BRIDGES AMANDA K
32042 WHITE TAIL COURT
BRYCEVILLE, FL 32009

2026

01-1S-24-018B-0027-0000

BUILDING CHARACTERISTICS

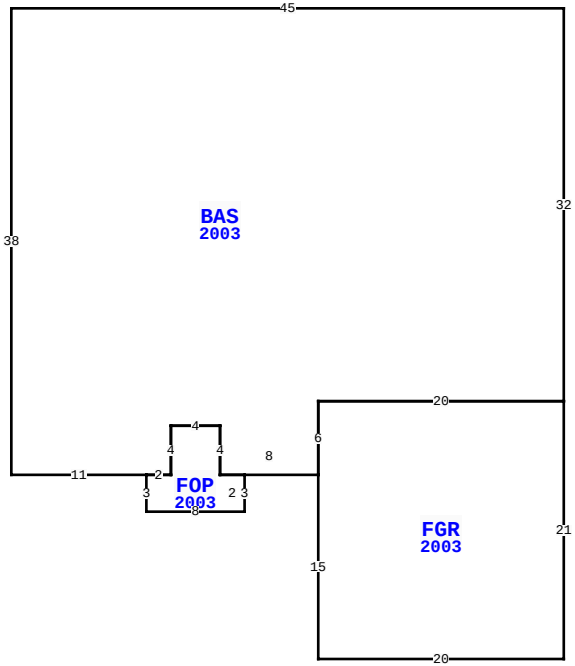
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8016.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,574	100	2003	1,574	186,063
FGR	420	55	2003	231	27,306
FOP	40	30	2003	12	1,419
TOTALS	2,034			1,817	214,787

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,817	126.5000	132.82	241,334	2003	2003	0	0	0	11.00	89.00

1 SINGLE FAM 100% - 2004 Heated Area: 1574 HX Base Yr 2004



32042 WHITE TAIL CT, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/20/2026 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 6

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		214,787
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		42,000
TOTAL MARKET VALUE		256,787
SOH/AGL Deduction		133,313
ASSESSED VALUE		123,474
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		72,063
TOTAL JUST VALUE		256,787
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		241,101

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19006065	REPAIR/RRF	11,133	06/07/2019
B0210335	NEW CONSTR	118,707	10/01/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2256/1898	2/25/2019	QC	U	I	11	100
GRANTOR: BRIDGES SCOTT K						
GRANTEE: BRIDGES AMANDA K F/						
1137/1596	5/15/2003	WD	Q	I		126,100
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: BROWN AMANDA K						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W45 S38 E11 FOP=[YR=2003] S3 E8 N3 W2 N4 W4 S4 W2$ E2 N4 E4 S4 E8 FGR=[YR=2003] S15 E20 N21 W20 S6$ N6 E20 N32$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	42,000.00	42,000.00	42,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 42,000 Market: 0 Agricultural: 0 Common: 42,000 PRINTED 07/09/2026 BY SYS