

LOT 22
IN OR 1507/1520
BUCKHEAD II PUD PHASES 1 & 2

SARRELLS KENNETH A & BARBARA A
30598 TROPHY TRAIL
BRYCEVILLE, FL 32009

2026

01-1S-24-018C-0022-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 80
Exterior Wall	20	FACE BRICK 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
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

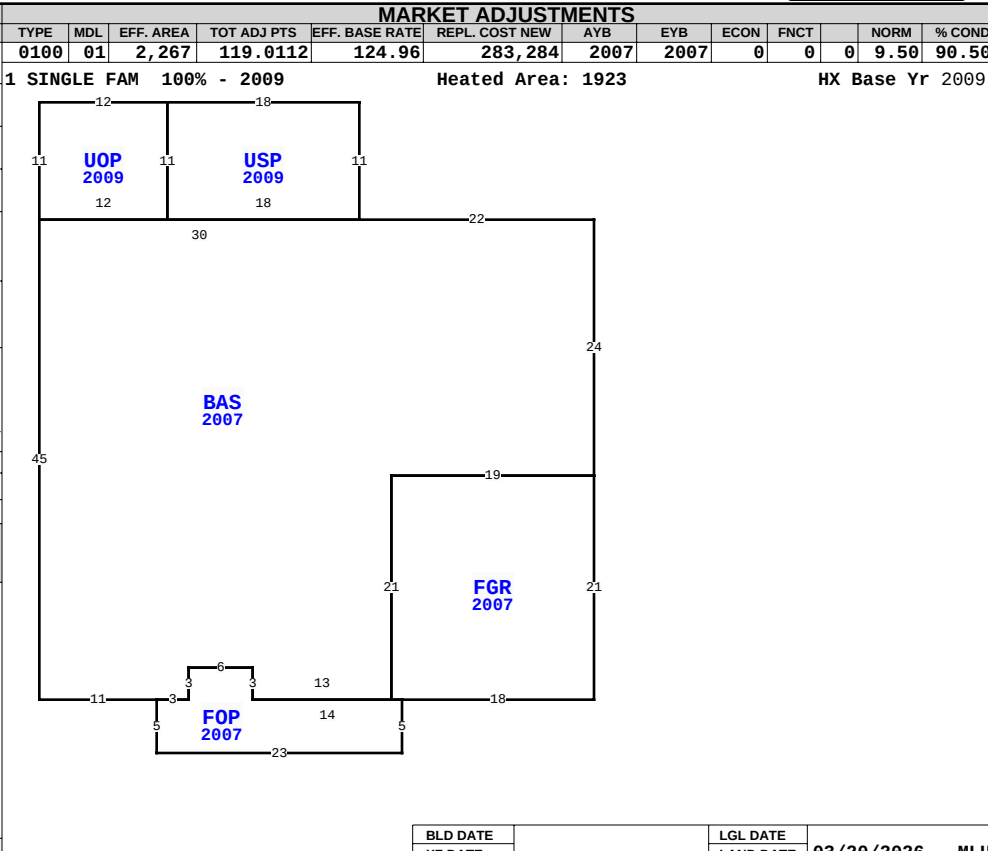
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

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	1,923	100	2007	1,923	217,470
FGR	399	55	2007	219	24,766
FOP	133	30	2007	40	4,523
UOP	132	20	2009	26	2,940
USP	198	30	2009	59	6,673
TOTALS	2,785			2,267	256,372

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
3	0940	SHEDS/PORT	0 100	16	16	256.00	SF	30.00	30.00
5	0681	POLE SHED	0 100	16	9	144.00	SF	15.00	15.00
6	1242	WD DECK A	0 100	0	0	160.00	SF	10.00	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000134	C	RES POND	100	0003	PUD	0.00	0.00	1.00



TOTAL OB/XF									
7,253									

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 6					Tax Dist:				
BUILDING MARKET VALUE					256,372				
TOTAL MARKET OB/XF VALUE					7,253				
TOTAL LAND VALUE - MARKET					42,000				
TOTAL MARKET VALUE					305,625				
SOH/AGL Deduction					154,382				
ASSESSED VALUE					151,243				
TOTAL EXEMPTION VALUE					51,411				
BASE TAXABLE VALUE					99,832				
TOTAL JUST VALUE					305,625				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					283,388				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M12768	MECH OTHER	0	03/01/2007
C19461	CO ISSUED	0	02/01/2007
E18823	ELEC OTHER	2,000	02/01/2007
R10088	REPAIR/RRF	2,800	02/01/2007
B19461	NEW CONSTR	154,242	02/01/2007
P12153	OTHER	0	02/01/2007

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1507/1520	6/25/2007	WD	Q	I		205,500	
GRANTOR: SEDA CONSTRUCTION COM							
GRANTEE: SARRELLS KENNETH A							
1474/1423	1/29/2007	WD	U	V	19	34,500	
GRANTOR: CALICO DEVELOPMENT CO							
GRANTEE: SEDA CONSTRUCTION C							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2007] W22 USP=[YR=2009] N11 W18 UOP=[YR=2009] W12 S11 E12 N11\$ S11 E18\$ W30 S45 E11 FOP=[YR=2007] S5 E23 N5 FGR=[YR=2007] E18 N21 W19 S21 E1\$ W14 N3 W6 S3 W3\$ E3 N3 E6 S3 E13 N21 E19 N24\$.									