



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	1	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
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	1,646	100	1993	1,646	151,358
FSP	144	40	2006	58	5,334
FST	216	55	2006	119	10,943
TOTALS	2,006			1,823	167,634

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
3	0510	GARAGE WD-	0	100	48	24	1,152.00	SF	35.00
4	0937	WELL	0	0	0	0	1.00	UT	6,000.00
5	0936	SEPTC TANK	0	0	0	0	1.00	UT	6,000.00

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	0005	OR	0.00	0.00	4.46

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0100	01	1,823	132.5950	139.22	253,798	1950	1974	0	0
1 SINGLE FAM 100% - 0 Heated Area: 1646 HX Base Yr 1989									
1511 KINARD RD, BRYCEVILLE									

TOTAL OB/XF									
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2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
3	0510	GARAGE WD-	0	100	48	24	1,152.00	SF	35.00
4	0937	WELL	0	0	0	0	1.00	UT	6,000.00
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TOTAL OB/XF									
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3	0510	GARAGE WD-	0	100	48	24	1,152.00	SF	35.00
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5	0936	SEPTC TANK	0	0	0	0	1.00	UT	6,000.00

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
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VALUATION BY					STANDARD				
Tax Group: 6					Tax Dist:				
BUILDING MARKET VALUE					167,634				
TOTAL MARKET OB/XF VALUE					20,764				
TOTAL LAND VALUE - MARKET					124,880				
TOTAL MARKET VALUE					313,278				
SOH/AGL Deduction					169,859				
ASSESSED VALUE					143,419				
TOTAL EXEMPTION VALUE					51,411				
BASE TAXABLE VALUE					92,008				
TOTAL JUST VALUE					313,278				
NCON VALUE					0				
INCOME VALUE					0				
PREVIOUS YEAR MKT VALUE					315,620				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22009736	REPAIR/RRF	12,600	06/24/2022
22008060	REPAIR/RRF	25,519	05/24/2022
21008898	NEW SHINGLES	0	07/08/2021
MH4775	MH MOVE-ON	0	06/28/2006
P11028	OTHER	0	04/01/2006
MH00	MH MOVE-ON	0	11/01/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0116/0800	2/26/2003	WD	U	I	07	100
GRANTOR: SVARTMAN REBA C						
GRANTEE: GORDON MICHAEL L &						
0928/1224	4/14/2000	WD	U	I	07	100
GRANTOR: CRAWFORD REBA						
GRANTEE: GORDON MICHAEL & SH						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W18 FST=[YR=2006] W18 S12 E18 N12\$ S12 W18 N12 W22 S37 E16 FSP=[YR=2006] E18 N8 W18 S8\$ N8 E29 S4 E13 N33 \$									