

PT SEC 5-2S-23E
IN OR 2708/326
(EX PT R/W IN OR 578/1181)

COURSON KODY JAMES
7075 HORSESHOE CIRCLE
BRYCEVILLE, FL 32009

2026

05-2S-23-0000-0003-0180



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	HARDIE BRD 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	13	LVT/LAMNT 100			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		2 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Quality		03	Quality Level 03		
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	1,200	100	2026	1,200	197,760
FOP	256	30	2026	77	12,690
FOP	300	30	2026	90	14,832
TOTALS	1,756			1,367	225,282

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,367	118.5600	164.80	225,282	2025	2025	0	0	0.00	100.00

1 SNGL FAM 100% - 2026

Heated Area: 1200

HX Base Yr 2026

30

10

30

40

8

32

FOP
2026

BAS
2026

FOP
2026

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU