PT OF NE1/4 OF SE1/4 &
PT OF NW1/4 OF SE1/4
IN OR 464/573 (EX OR 2265/17)

HORTON JULIE ANN
653 D FOURAKER RD
BRYCEVILLE, FL 32009

2026

06-2S-23-0000-0002-0010

BUILDING CHARACTERISTICS

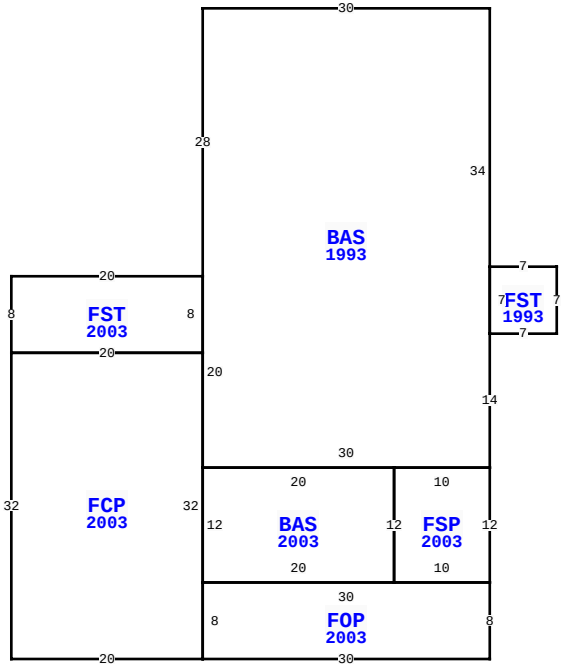
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	5000	IMPROVED AG
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	1,440	100	1993	1,440	145,867
BAS	240	100	2003	240	24,311
FCP	640	25	2003	160	16,208
FOP	240	30	2003	72	7,293
FSP	120	40	2003	48	4,862
FST	49	55	1993	27	2,735
FST	160	55	2003	88	8,914
TOTALS	2,889			2,075	210,190

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,075	112.5040	118.13	245,120	1985	1996	0	0	0	14.25	85.75

1 SINGLE FAM 100% - 0 Heated Area: 1680 HX Base Yr 1987



653 D FOURAKER RD, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	11/22/2024 KBA

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
1	0940	SHEDS/PORT	0	100	12	8	96.00	SF	20.10	20.10	100	1987	1987	3	20	386	
2	0681	POLE SHED	0	100	8	7	56.00	SF	15.00	15.00	100	1990	1990	3	20	168	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		210,190
TOTAL MARKET OB/XF VALUE		554
TOTAL LAND VALUE - MARKET		192,780
TOTAL MARKET VALUE		235,499
SOH/AGL Deduction		102,696
ASSESSED VALUE		132,803
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		81,392
TOTAL JUST VALUE		403,524
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		448,524

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19006733	REPAIR/RRF	11,051	06/24/2019
3558	H/AC	500	10/10/1990
4096	NEW CONSTR	250	10/10/1990
7004	NEW CONSTR	500	10/10/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2262/1696	3/02/2019	WD	U	I	11	100
GRANTOR: CLARK SARAH D & DAVID						
GRANTEE: FOURAKER JULIE ANN						
0464/0573	8/01/1985	WD	U	V		100
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W30 S28 FST=[YR=2003] W20 S8 FCP=[YR=2003] S32 E20 FOP=[YR=2003] E30 N8 FSP=[YR=2003] N12 W10 BAS=[YR=2003] W20 S12 E20 N12 $ S12 E10 $ W30 S8 $ N32 W20 $ E20 N8 $ S20 E30 N14 FST=[YR=1993] E7 N7 W7 S7 $ N34 $.

LAND DESCRIPTION

TOTAL OB/XF 554

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	005000	C	AGRICULTURAL	100	0007	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	17,000.00	17,000.00	17,000							
2	005401	A	TIMBER 1 P	0		OR	0.00	0.00	10.34	AC		1.00	1.00	1.00	750.00	750.00	7,755							
3	009910	M	MARKET VALUE	0		OR	0.00	0.00	10.34	AC		1.00	1.00	1.00	17,000.00	17,000.00	175,780							

REVIEW DATE 01/01/2023 BY CD Total Acres: 11.34 Total Land Value: 24,755 Market: 175,780 Agricultural: 7,755 Common: 17,000 PRINTED 07/09/2026 BY SYS