

WATERS AMANDA RENEE/DOVE BRIAN
6220 HORSESHOE CIRCLE
BRYCEVILLE, FL 32009

07-2S-23-0000-0001-0080



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
ELEMENT			CD	CONSTRUCTION			TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																			
Exterior Wall			30	VINYL 100			0800	02	2,280	115.2000	103.68	236,390	2023	2023		0	0		2.00	98.00	6																		
Roof Structure			03	GABLE/HIP 100			1 M/H 94+			100% - 2025			Heated Area: 2280			HX Base Yr 2025			VALUATION BY																				
Roof Cover			05	COMP SHNGL 100													Tax Group: 6										Tax Dist:												
Interior Wall			05	DRYWALL 100													BUILDING MARKET VALUE										231,662												
Interior Floor			08	SHT VINYL 70													TOTAL MARKET OB/XF VALUE										0												
Interior Floor			14	CARPET 30													TOTAL LAND VALUE - MARKET										55,500												
Air Condition			03	CENTRAL 100													TOTAL MARKET VALUE										287,162												
Heating Type			04	AIR DUCTED 100													SOH/AGL Deduction										4,596												
Bedrooms				4 100													ASSESSED VALUE										282,566												
Bathrooms				2 100													TOTAL EXEMPTION VALUE										HX HB 51,411												
Frame			02	WOOD FRAME 100													BASE TAXABLE VALUE										231,155												
Stories			1.	1. 100													TOTAL JUST VALUE										287,162												
Units				0 100													NCON VALUE										0												
																	INCOME VALUE																						
																	PREVIOUS YEAR MKT VALUE										275,137												
Quality			03	Quality Level 03																																			
DOR CODE			0200	MOBILE HOME																																			
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	2,280	100	2024	2,280	231,662																																		