LOT 38 2003 FTWD DW/MH
IN OR 1136/19
CONSERVATION ESMT OR 729/723

WALDEN JAMES E JR
9024 PINE OAK HAMMOCK LANE
BRYCEVILLE, FL 32009

2026

17-1S-23-0270-0038-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
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
Quality	04	Quality Level 04

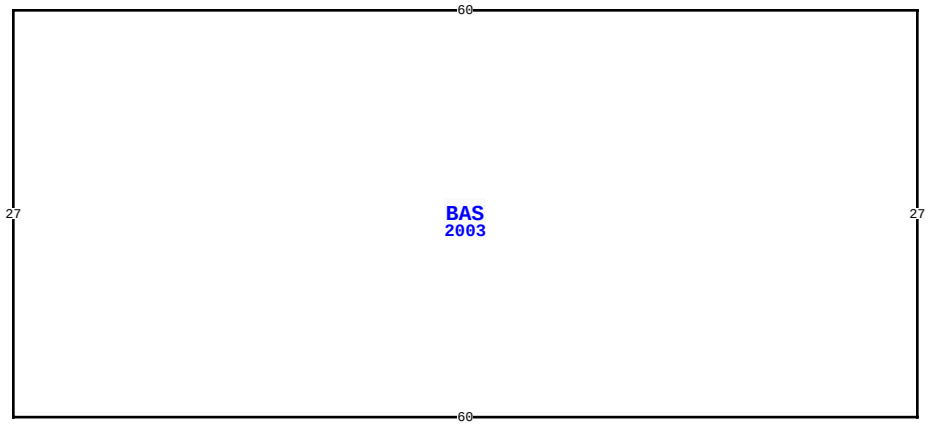
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 09
NEIGHBORHOOD/LOC 9008.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100	2003	1,620	114,969
TOTALS	1,620			1,620	114,969

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,620	135.9600	122.36	198,223	2003	2008	0	0	0	42.00	58.00

1 M/H 94+ 100% - 2004 Heated Area: 1620 HX Base Yr 2004



9024 PINE OAK HAMMOCK LN, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		114,969
TOTAL MARKET OB/XF VALUE		8,454
TOTAL LAND VALUE - MARKET		73,100
TOTAL MARKET VALUE		196,523
SOH/AGL Deduction		111,362
ASSESSED VALUE		85,161
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		33,750
TOTAL JUST VALUE		196,523
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		195,294

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P03	NEW CONSTR	0	01/02/2003
MH034058	MH MOVE-ON	0	01/02/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1136/0019	5/08/2003	WD	U	I	13	115,000
GRANTOR: QUALITY MOBILE HOMES						
GRANTEE: WALDEN JAMES E JR						
1107/1009	1/15/2003	QC	Q	I	01	33,000
GRANTOR: ADKINS GEORGE E & DEB						
GRANTEE: QUALITY MOBILE HOME						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W60 S27 E60 N27$.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2003	2003	3	85	2,975	
2	0753	UEP	0	100	24	10	240.00	SF	22.00	22.00	100	2013	2013	3	64	3,379	
3	1242	WD DECK A	0	100	0	0	300.00	SF	10.00	10.00	100	2017	2017	3	70	2,100	

LAND DESCRIPTION

TOTAL OB/XF 8,454

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	000100	C	RES	100	0006	OR	0.00	0.00	2.15	AC		1.00	1.00	1.00	34,000.00	34,000.00	73,100							

REVIEW DATE 01/01/2023 BY CD Total Acres: 2.15 Total Land Value: 73,100 Market: 0 Agricultural: 0 Common: 73,100 PRINTED 07/09/2026 BY SYS