

TIITF/DIV OF FORESTRY
C/O DEP 3900 COMMONWEALTH BLVD
TALLAHASSEE, FL 32399

20-1S-24-0000-0001-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 2									
ELEMENT CD										TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT										NORM % COND									
Exterior Wall										8600 06 569 53.4811 14.44 8,216 1983 1983 0 0 50.00 50.00										VALUATION BY STANDARD									
Roof Structure										1 BARN 0% - 0 Heated Area: 544 HX Base Yr										Tax Group: 6 Tax Dist:									
Roof Cover										01 MINIMUM 100										BUILDING MARKET VALUE 104,826									
Interior Wall										02 WALL BD/WD 100										TOTAL MARKET OB/XF VALUE 17,689									
Interior Floor										03 CONC FINSH 100										TOTAL LAND VALUE - MARKET 1,976,157									
Ceiling										04 NONE 100										TOTAL MARKET VALUE 2,098,672									
Air Condition										01 NONE 100										SOH/AGL Deduction 216,294									
Heating Type										01 NONE 100										ASSESSED VALUE 1,882,378									
Plumbing										13 100										TOTAL EXEMPTION VALUE 07 1,882,378									
Frame										02 WOOD FRAME 100										BASE TAXABLE VALUE 0									
Story Height										7 100										TOTAL JUST VALUE 2,098,672									
RMS										1 100										NCON VALUE 0									
Stories										1. 100										INCOME VALUE									
Class										00 . 100										PREVIOUS YEAR MKT VALUE 1,711,253									
Units										0 100																			
BUD8 Adjustme										06 DIST 1D 100																			
Occupancy										00 NONE 100																			
Quality										03 Quality Level 03																			
DOR CODE										8200 FOREST, PARKS, REC																			
MAP NUM										MKT AREA 09																			
NEIGHBORHOOD/LOC										9002.00																			
AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE																													
BAS 544 100 1993 544 3,928																													
UOP 40 30 1993 12 87																													
UOP 44 30 1993 13 94																													
TOTALS 628 569 4,108																													
EXTRA FEATURES										7399 PAVILLION RD, BRYCEVILLE																			
L N 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 0200 BARN WD 0- 0 0 48 63 3,024.00 SF 20.00 20.00 100 1983 1983 3 20 12,096																													
2 1242 WD DECK A 0 0 10 10 100.00 SF 10.00 10.00 100 1987 1987 3 20 200																													
3 0940 SHEDS/PORT 0 0 9 10 90.00 SF 13.20 13.20 100 1980 1980 3 20 238																													
4 1243 WD DECK F 0 0 9 18 162.00 SF 8.00 8.00 100 1980 1980 3 20 259																													
5 0751 UOP 0 0 8 21 168.00 SF 10.00 10.00 100 1980 1980 3 20 336																													
6 1242 WD DECK A 0 0 8 12 96.00 SF 10.00 10.00 100 1985 1985 3 20 192																													
7 0940 SHEDS/PORT 0 0 10 12 120.00 SF 18.30 18.30 100 1980 1980 3 20 439																													
8 1242 WD DECK A 0 0 6 11 66.00 SF 10.00 10.00 100 1989 1989 3 20 132																													
9 0940 SHEDS/PORT 0 0 9 10 90.00 SF 13.20 13.20 100 1980 1980 3 20 238																													
10 0351 CARPORT MT 0 0 10 17 170.00 SF 5.90 5.90 100 1980 1980 3 20 201																													
LAND DESCRIPTION										TOTAL OB/XF 14,331																			
L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T DPTH FACT % COND TOT ADJ UNIT PRICE ADJ UNIT PRICE LAND VALUE OTHER ADJUSTMENTS AND NOTES YEAR DENSITY DECL FRZ YR CONSRV																													
1 008200 C FOREST 0 GPU 0.00 0.00 637.47 AC 1.00 1.00 1.00 3,100.00 3,100.00 1,976,157																													
REVIEW DATE 05/27/2026 BY DC										Total Acres: 637.47 Total Land Value: 1,976,157 Market: 0 Agricultural: 0 Common: 1,976,157										PRINTED 07/09/2026 BY SYS									

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