

CRAWFORD ERNIE LEE & CAROLE F
3347 COUNTY ROAD 121
BALDWIN, FL 32234

21-2S-23-0000-0002-0020

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY													
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1													
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND											
Exterior Wall	05	AVERAGE 90								0100	01	2,510	101.0880	106.14	266,411	1955	1955		0		0	25.88	74.12	VALUATION BY									
Exterior Wall	15	CONC BLOCK 10								1 SINGLE FAM 100% - 0														Heated Area: 2343									
Roof Structure	03	GABLE/HIP 100																						HX Base Yr									
Roof Cover	12	MODULAR MT 100																						Tax Group: 6									
Interior Wall	05	DRYWALL 100																						Tax Dist:									
Interior Floor	14	CARPET 70																						BUILDING MARKET VALUE									
Interior Floor	08	SHT VINYL 30																						TOTAL MARKET OB/XF VALUE									
Air Condition	03	CENTRAL 100																						TOTAL LAND VALUE - MARKET									
Heating Type	04	AIR DUCTED 100																						TOTAL MARKET VALUE									
Bedrooms	3	100																						SOH/AGL Deduction									
Bathrooms	2.5	100																						ASSESSED VALUE									
Frame	02	WOOD FRAME 100																						TOTAL EXEMPTION VALUE									
Stories	1.	1. 100																						BASE TAXABLE VALUE									
Units	0	100																						TOTAL JUST VALUE									
BUD8 Adjustme	06	DIST 1D 100																						NCON VALUE									
Occupancy	00	NONE 100																						INCOME VALUE									
Quality		03 Quality Level 03																						PREVIOUS YEAR MKT VALUE									
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																												
AOF	270	110	1993	297	23,366																												
BAS	1,900	100	1993	1,900	149,475																												
FOP	320	30	1993	96	7,552																												
FSP	110	40	2003	44	3,461																												
SFB	216	80	2003	173	13,610																												
TOTALS		2,816				2,510		197,464												BLD DATE				LGL DATE		05/12/2026		MLU					
EXTRA FEATURES										3347 CR 121, BRYCEVILLE										XF DATE				LAND DATE				AG DATE					
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	0860	POOL/SPA	0	100	14	0		1.00	UT	50,000.00	50,000.00	100	1983	1983	04	85	42,500																
3	0511	GARAGE CB-	0	100	24	26		624.00	SF	40.00	40.00	100	1982	1982	3	32.5	8,112																
5	0940	SHEDS/PORT	0	100	13	8		104.00	SF	20.10	20.10	100	1990	1990	3	20	418																
6	0350	CARPORT WD	0	100	16	13		208.00	SF	8.58	8.58	100	1990	1990	3	20	357																
LAND DESCRIPTION										TOTAL OB/XF										51,387													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	0004	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	19,000.00	19,000.00	19,000																
2	000100	C	RES	100	0004	OR	0.00	0.00	7.49	AC		1.00	1.00	0.80	21,000.00	16,800.00	125,832																