IN OR 2788/1547

BOWLES TRAVIS G
9862 ACREE ROAD
JACKSONVILLE, FL 32219

2026

31-1N-25-0000-0002-0020

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8005.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

DOUBLE TIME LN, CALLAHAN

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	15,000
TOTAL MARKET VALUE	15,000
SOH/AGL Deduction	6,230
ASSESSED VALUE	8,770
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	8,770
TOTAL JUST VALUE	15,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	13,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2788/1547	4/30/2025	QC	U	V	11	100
GRANTOR: CARNOT ANGELA BOWLES						
GRANTEE: BOWLES TRAVIS G						
1076/0280	8/21/2002	WD	Q	V	01	45,400
GRANTOR: BOWLES PATRICIA C						
GRANTEE: BOWLES PATRICIA ETA						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0		OR	0.00	0.00	0.30	AC		1.00	1.00	1.00	50,000.00	50,000.00	15,000							

REVIEW DATE 05/07/2026 BY MLU Total Acres: 0.30 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 07/09/2026 BY SYS