LOT 8
IN OR 1555/232
EX R/W OR 986/1980

EBANKS MELISSA K
13246 US HWY 301
BRYCEVILLE, FL 32009

2026

33-1N-24-2050-0008-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover		N/A 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	05	Quality Level 05

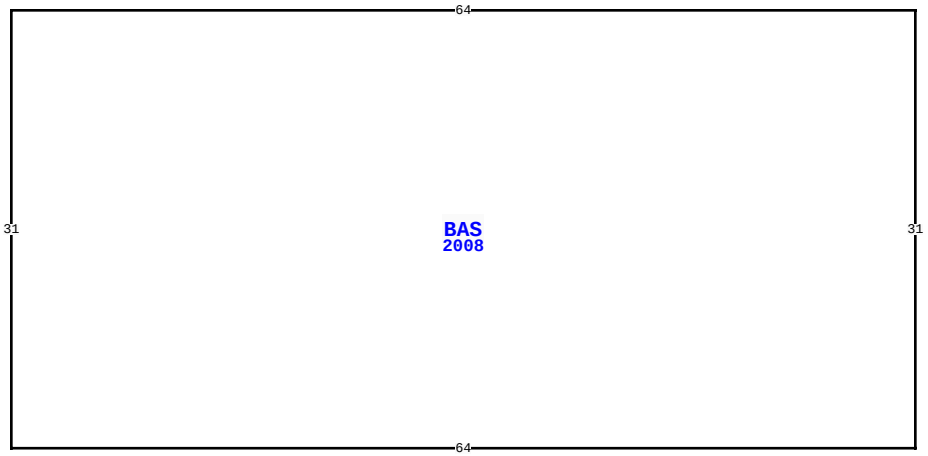
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 08
NEIGHBORHOOD/LOC 8001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,984	100	2008	1,984	138,201
TOTALS	1,984			1,984	138,201

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,984	133.4400	120.10	238,278	2008	2008	0	0	0	42.00	58.00

3 M/H 94+ 100% - 2026 Heated Area: 1984 HX Base Yr 2026



VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		138,201
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		178,201
SOH/AGL Deduction		0
ASSESSED VALUE		178,201
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		126,790
TOTAL JUST VALUE		178,201
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		180,015

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH5119	CO ISSUED	0	09/18/2008
B21725	DEMOLITION	100	07/01/2008
M14033	MECH OTHER	0	07/01/2008
P13391	OTHER	0	07/01/2008
MH972024	MH MOVE-ON	0	11/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2848/968	2/20/2026	QC	U	I	11	100
GRANTOR: WHITE LORETTA K						
GRANTEE: EBANKS MELISSA K						
2835/1961	12/16/2025	QC	U	I	11	100
GRANTOR: WHITE LORETTA NEAL						
GRANTEE: EBANKS MELISSA KAY						

13246 US HWY 301, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

BUILDING NOTES

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

BUILDING DIMENSIONS

BAS=[YR=2008] W64 S31 E64 N31$.

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	100	0004	OR	192.00	240.00	1.00	AC		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 1.00 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 07/09/2026 BY SYS