IN OR 2613/736
ESMT IN OR 2801/1267

FAUST KURT & TAMMY
11127 DURANGO TRAIL
BRYCEVILLE, FL 32009

2026

37-1S-23-0000-0006-0130

BUILDING CHARACTERISTICS

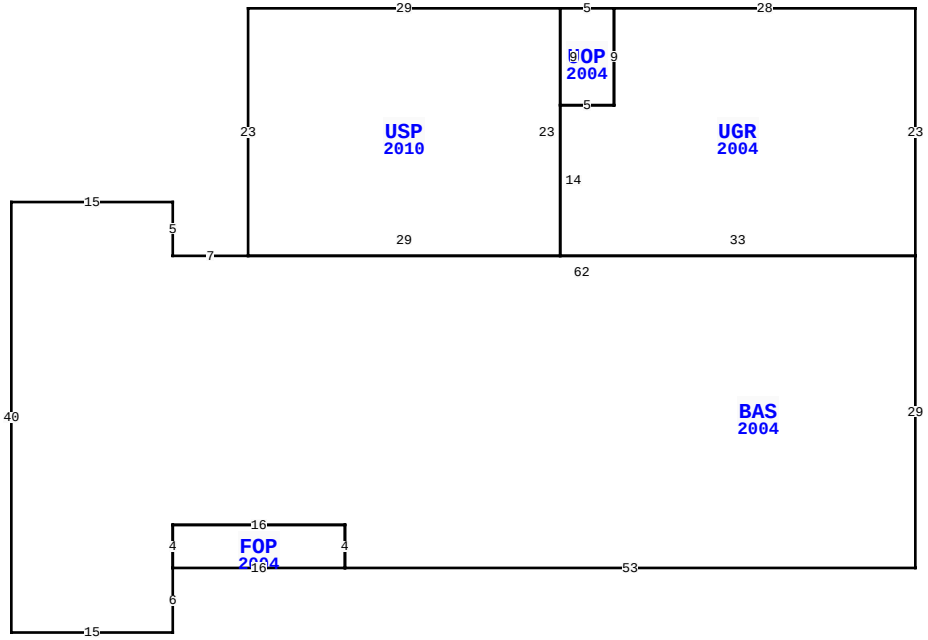
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,537	100	2004	2,537	352,016
FOP	64	30	2004	19	2,636
UGR	714	45	2004	321	44,540
UOP	45	20	2004	9	1,249
USP	667	30	2010	200	27,751
TOTALS	4,027			3,086	428,192

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	3,086	110.9152	154.17	475,769	2004	2004	0	0	0	10.00	90.00

1 SNGL FAM 100% - 2023 Heated Area: 2537 HX Base Yr 2023



11127 DURANGO TRL, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	11/21/2024 KBA

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
3	0510	GARAGE WD-	0	100	60	30	1,800.00	SF	35.00	35.00	100	2005	2005	3	32	20,160	
4	0350	CARPORT WD	0	100	30	24	720.00	SF	13.00	13.00	100	2005	2005	3	21	1,966	
7	0681	POLE SHED	0	100	52	28	1,456.00	SF	11.25	11.25	100	2006	2006	3	36	5,897	
8	0680	POLE SHED	0	100	22	20	440.00	SF	10.00	10.00	100	2006	2006	3	36	1,584	
10	0351	CARPORT MT	0	100	20	18	360.00	SF	10.00	10.00	100	2006	2006	3	22	792	
11	0681	POLE SHED	0	100	70	30	2,100.00	SF	15.00	15.00	100	2012	2012	3	60	18,900	
12	0680	POLE SHED	0	100	21	20	420.00	SF	10.00	10.00	100	2012	2012	3	60	2,520	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		428,192
TOTAL MARKET OB/XF VALUE		51,819
TOTAL LAND VALUE - MARKET		181,220
TOTAL MARKET VALUE		573,662
SOH/AGL Deduction		120,692
ASSESSED VALUE		452,970
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		401,559
TOTAL JUST VALUE		661,231
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		691,917

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22007912	REPAIR/RRF	14,840	05/20/2022
B0412966	FOUNDATION	3,000	01/06/2004
B0412780	XFOB	0	01/05/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2613/0736	12/29/2022	WD	Q	I	01	730,000
GRANTOR: IBARRA AMY L & VICTOR						
GRANTEE: FAUST KURT & TAMMY						
1729/0143	3/11/2011	WD	Q	I	01	399,000
GRANTOR: HARRIS JERRY N & DONN						
GRANTEE: IBARRA AMY L & VICT						

BUILDING NOTES

BUILDING DIMENSIONS

UGR=[YR=2004] W28 UOP=[YR=2004] W5 USP=[YR=2010] W29 S23 BAS=[YR=2004] W7 N5 W15 S40 E15 N6 FOP=[YR=2004] E16 N4 W16 S4$ N4 E16 S4 E53 N29 W62$ E29 N23$ S9 E5 N9$ S9 W5 S14 E33 N23$.

LAND DESCRIPTION

TOTAL OB/XF 51,819

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	005000	C	AGRICULTURAL	100	0006	OR	0.00	0.00	5.30	AC		1.00	1.00	1.00	17,000.00	17,000.00	90,100							
2	005500	A	TIMBER 2 N S	100		OR			6.70	AC		1.00	1.00	1.00	530.00	530.00	3,551							
3	009910	M	MARKET VALUE	0		OR			6.70	AC		1.00	1.00	0.80	17,000.00	13,600.00	91,120							

REVIEW DATE 01/01/2023 BY CD Total Acres: 12.00 Total Land Value: 93,651 Market: 91,120 Agricultural: 3,551 Common: 90,100 PRINTED 07/09/2026 BY SYS