

BEG SW COR OF NW1/4 OF NE1/4,
RUN E 373.20 FT, N 742.03 FT
FOR FOP, RUN N 502.53 FT TO

NASH SYLVESTER T/NASH MARY ALICE
3624 NW BROWN RD
LAKE CITY, FL 32055

2024

19-3S-16-02181-004

BUILDING CHARACTERISTICS

ITEM	CD	CONSTRUCTION
Exterior Wall	08	ABOVE AVG. 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	3	5 100
Frame	02	WOOD FRAME 100
Stories	1	1. 100
Architectural	05	CONV 100
Units	0	100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM	19316.00	1.00/
NEIGHBORHOOD/LOC	19316.00	1.00/
AREA TYPE	TOTAL GROSS AREA	SUBAREA MARKET VALUE
BAS	884 100	86,787
BAS	2,553 100	250,641
FGR	507 55	27,391
FOP	360 30	10,603
FOP	408 30	11,977
FOP	1,072 30	31,612

TOTALS	5,784	4,268	419,011
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EXTRA FEATURES

L	OBX/F	DESCRIPTION	BLD CAP	L	W
1	0021	BARN, FR AE	0 100	0	0
2	0294	SHED WOOD/	0 100	0	0
3	0190	FPLC PF	0 100	0	0
4	0166	CONC, PAVMT	0 100	0	0
5	0280	POOL R/CON	0 100	22	40
6	0166	CONC, PAVMT	0 100	0	0
7	0169	FENCE/WOOD	0 100	188	8
8	0260	PAVEMENT-A	0 100	0	0

LAND DESCRIPTION

L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	LOC ZONE	TOT LND UTS	DEPTH	FRONT	UNIT PRICE	TOT ADJ	% COND	DPTH FACT	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		A-1	7.73 AC	0.00	0.00	8,000.00	1.00	1.00	1.00	8,000.00	8,000.00	61,840							
2	0000	C	VAC RES	100		A-1	2.27 AC	0.00	0.00	8,000.00	1.00	1.00	1.00	8,000.00	8,000.00	18,160							

REVIEW DATE 01/27/2023 BY JS

Total Land Value 80,000

Market: 0

Agricultural: 0

Common: 80,000

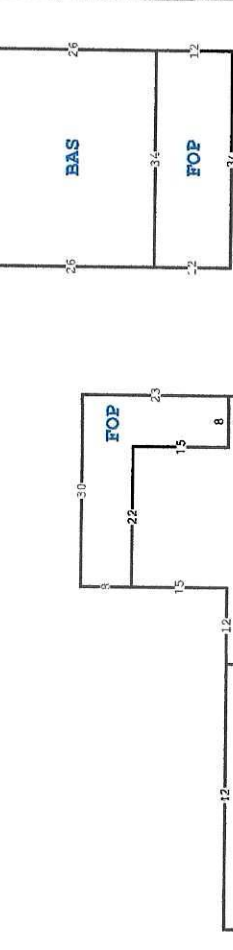
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MARKET ADJUSTMENTS

TYPE	MDL	EFF AREA	TOT ADJPTS	EFF BASE RATE	REPL COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	4,268	121.4246	127.50	544,170	2000	2000	0	0	0 23.00	77.00

Heated Area: 3437

HX Base Yr 1997



VALUATION BY	Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE		
TOTAL LAND VALUE - MARKET		
TOTAL MARKET VALUE		
SOH/AGL Deduction		
ASSESSED VALUE		
TOTAL EXEMPTION VALUE		
BASE TAXABLE VALUE		
TOTAL JUST VALUE		
NCON VALUE		
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		
PRMT: 3:1: POOL HOUSE		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046049	Roof Replacement	23,200	12/06/2022
18706	ADDN SFR	172	09/07/2001
18602	POOL	125	08/13/2001
16843	SFR	415	04/12/2000

OFF RECORD Number	DATE	TYPE	Q	V	RSN	CD	SALE PRICE
1334/2111	4/12/2017	WD	U	I	11		100

SALES DATA

GRANTOR: SYLVESTER T NASH & MA							
GRANTEE: SYLVESTER T & MARY							
0829/2702	10/25/1996	WD	U	I	35		122,500
GRANTOR: WILLIAM A & NAY W BEL							
GRANTEE: SYLVESTER T NASH &							

BUILDING NOTES

OFF RECORD Number	DATE	TYPE	Q	V	RSN	CD	SALE PRICE
1334/2111	4/12/2017	WD	U	I	11		100

BUILDING DIMENSIONS

BAS= W12 FOP= W42 S2 E50 N14 W8 S6 W34 N36 E34 N88 S8 W34
S36 E34 N6 E12 N3 E9 FGR= E21 N23 W25 S6 E4 S175 N17 W4 N6
E25 N12 FOP= N23 W30 S8 E22 S15 E88 W8 N15 W22 S15\$ PTR= E50
FOP= E34 N12 BAS= N26 W34 S26 E34\$ W34 S12\$ W50\$.