

E DIV: W 10 FT LOT 4 & LOTS 5& 6
OFF N SIDE OF LOTS 7 & 8 & N 15
LOT 9 BLOCK 6 GELBERGS REPLAT OF

TOWNSEND KENNETH R/TOWNSEND KATHIE H
401 SE NANCY AVE
BRANDFORD, FL 32008

2026

00-00-00-13425-000

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	15	CONC BLOCK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	02	WALL BD/WD 100			
Interior Floo	09	PINE WOOD 100			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		2 100			
Bathrooms		1 100			
Frame		N/A 100			
Stories	1.	1. 100			
Architectual	05	CONV 100			
Units		0 100			
Condition Adj	02	02 100			
Kitchen Adjus	01	01 100			
Quality	03	03			
DOR CODE	0102SFRES/MOBILE HOME				
MAP NUM		MKT AREA			06
NEIGHBORHOOD/LOC	860317.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,000	100		1,000	54,132
FOP	32	30		10	541
USP	480	35		168	9,094
TOTALS	1,512			1,178	63,768

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,178	74.3580	83.28	98,104	1940	1940	0	0	35.00	65.00
1 SINGLE FAM 0% - 0						Heated Area: 1000		HX Base Yr			
USP BAS FOP											

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