

PT OF GOVT LOT 2
PT OR 1537/1457
(EX OR 1908/1168 &

HARPE JOHN EVERETT & JUDITH GAIL
86090 ATHENA LN
YULEE, FL 32097

2023

04-2N-27-0000-0003-0370



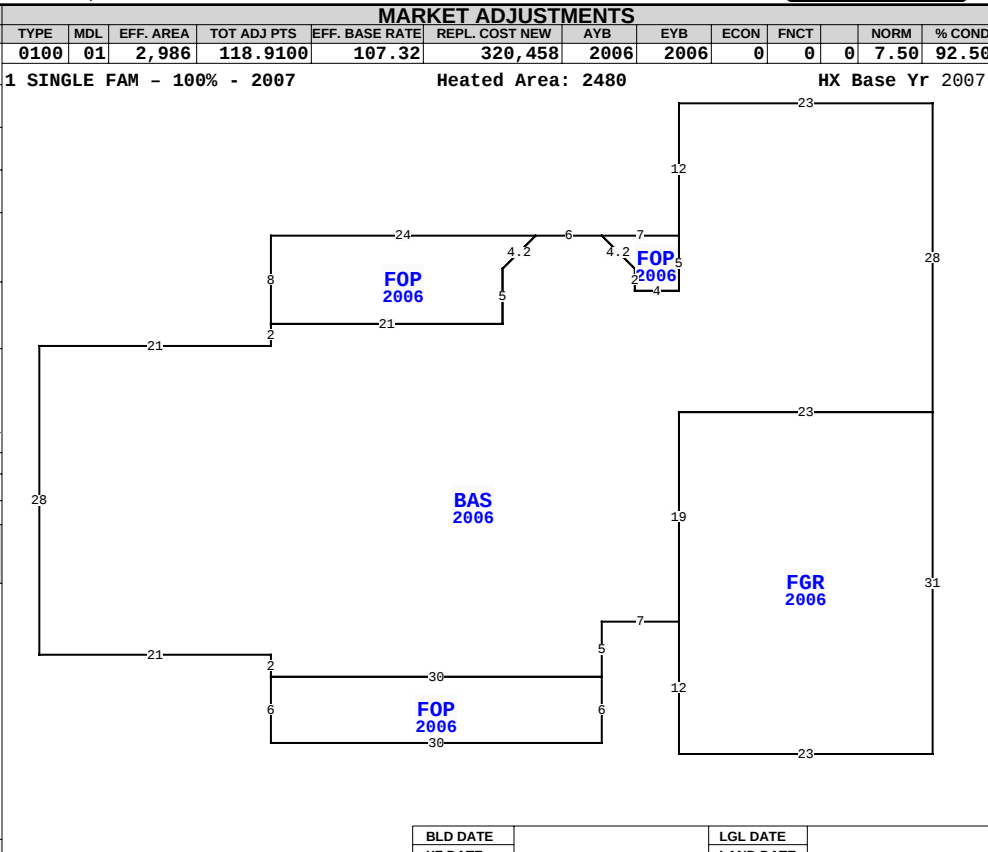
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4053.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,480	100	2,480	246,192
FGR	713	55	392	38,914
FOP	25	30	8	795
FOP	173	30	52	5,162
FOP	180	30	54	5,360
TOTALS	3,571		2,986	296,424

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	
2	0855	CONC PAVER	0 100	0	0	1,683.00	SF	5.00	
3	0861	POOL GUNIT	0 100	0	0	480.00	SF	85.00	
4	0845	KOOL DECK	0 100	0	0	720.00	SF	7.25	
5	0810	CONCRETE A	0 100	25	10	250.00	SF	6.50	
6	0476	VF 6 SBPL	0 100	0	0	115.00	LF	32.00	
7	0470	VNYL GATE	0 100	0	0	1.00	UT	300.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100	0002	RS-2	0.00	0.00	1.04
2	009400	C	RIGHTOFWAY	0	0002	RS-2	0.00	0.00	0.52



86090 ATHENA LN, YULEE	BLD DATE		LGL DATE	
	XF DATE		LAND DATE	
	INC DATE		AG DATE	

TOTAL OB/XF									
38,073									

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		296,424	
TOTAL MARKET OB/XF VALUE		38,073	
TOTAL LAND VALUE - MARKET		83,252	
TOTAL MARKET VALUE		417,749	
SOH/AGL Deduction		191,259	
ASSESSED VALUE		226,490	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		176,490	
TOTAL JUST VALUE		417,749	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		329,663	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B18771	SWIM POOL	16,000	11/01/2006
7525	CHNGE SRVC	0	06/28/1991

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1537/1457	11/27/2007	QC	U	I	01	100
GRANTOR: HARPE JOHN EVERETT						
GRANTEE: HARPE JOHN EVERETT						
0974/0663	3/08/2001	QC	U	V	01	13,000
GRANTOR: LOVELADY MARGARET ANN						
GRANTEE: HARPE JOHN EVERETT						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2006] W23 S12 FOP=[YR=2006] W7 D3 R3 S2 E4 N5\$ S5 W4 N2 L3 U3 W6 FOP=[YR=2006] W24 S8 E21 N5 R3 U3 \$ D3 L3 S5 W21 S2 W21 S28 E21 S2 FOP=[YR=2006] S6 E30 N6 W30\$ E30 N5 E7 FGR=[YR=2006] S12 E23 N31 W23 S19\$ N19 E23 N28\$.									