LOT 53
CARTESIAN POINTE #2 PB 7/35

FAIRCLOTH JOSEPH & RAJINI
86678 CARTESIAN POINTE DRIVE
YULEE, FL 32097

2023

09-2N-27-0231-0053-0000

BUILDING CHARACTERISTICS

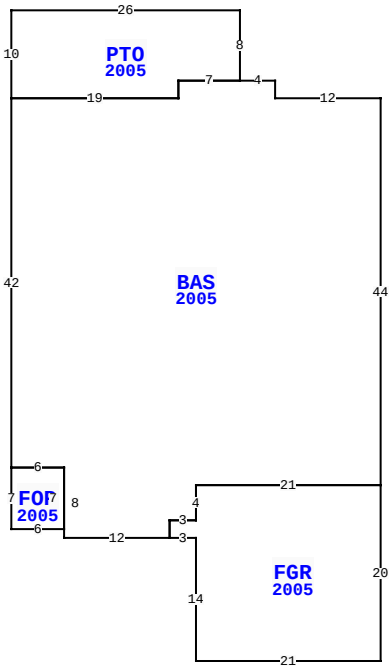
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	16	WD FR STUC 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4050.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,942	100	1,942	184,205
FGR	426	55	234	22,196
FOP	42	30	13	1,234
PTO	246	5	12	1,138
TOTALS	2,656		2,201	208,772

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,201	114.4248	103.27	227,297	2005	2005	0	0	0	8.15	91.85

1 SINGLE FAM – 0% - 0 Heated Area: 1942 HX Base Yr



BLD DATE	03/20/2023 NW
XF DATE	
INC DATE	
LGL DATE	
LAND DATE	
AG DATE	

86678 CARTESIAN POINTE DR, YULEE

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	208,772
TOTAL MARKET OB/XF VALUE	3,759
TOTAL LAND VALUE - MARKET	50,000
TOTAL MARKET VALUE	262,531
SOH/AGL Deduction	23,472
ASSESSED VALUE	239,059
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	239,059
TOTAL JUST VALUE	262,531
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	217,959

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E0515131	ELEC OTHER	1,500	06/01/2005
M09590	OTHER	0	04/01/2005
P09260	OTHER	0	03/01/2005
B14539	NEW CONSTR	140,086	02/01/2005
R07207	REPAIR/RRF	2,000	02/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2397/0399	9/30/2020	WD	Q	I	01	250,000
GRANTOR: DETIG MARTIN & KERRI						
GRANTEE: FAIRCLOTH JOSEPH &						
1825/0489	11/13/2012	WD	Q	I	02	137,000
GRANTOR: SIEBEN CHRISTOPHER &						
GRANTEE: DETIG MARTIN & KERR						

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
1	0811	CONCRETE B	0	0	0	0	831.00	SF	5.20	5.20	100	2005	2005	3	87	3,759	

BUILDING DIMENSIONS

BAS=[YR=2005] W12 N2 W4 PTO=[YR=2005] N8 W26 S10 E19 N2 E7$
W7 S2 W19 S42 FOP=[YR=2005] S7 E6 N7 W6$ E6 S8 E12
FGR=[YR=2005] E3 S14 E21 N20 W21 S4 W3 S2$ N2 E3 N4 E21 N44$
.

LAND DESCRIPTION

TOTAL OB/XF 3,759

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	SFR	0		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 03/26/2018 BY SBX Total Acres: 0.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 08/02/2023 BY SYS