

LOT 134  
LUMBER CREEK #1 PB 7/295 N/K/A  
LUMBER CREEK PHASE ONE REPLAT

BLOODWORTH LOGAN & KRISTIN  
78074 SADDLE ROCK ROAD  
YULEE, FL 32097

2023

09-2N-27-1290-0134-0000



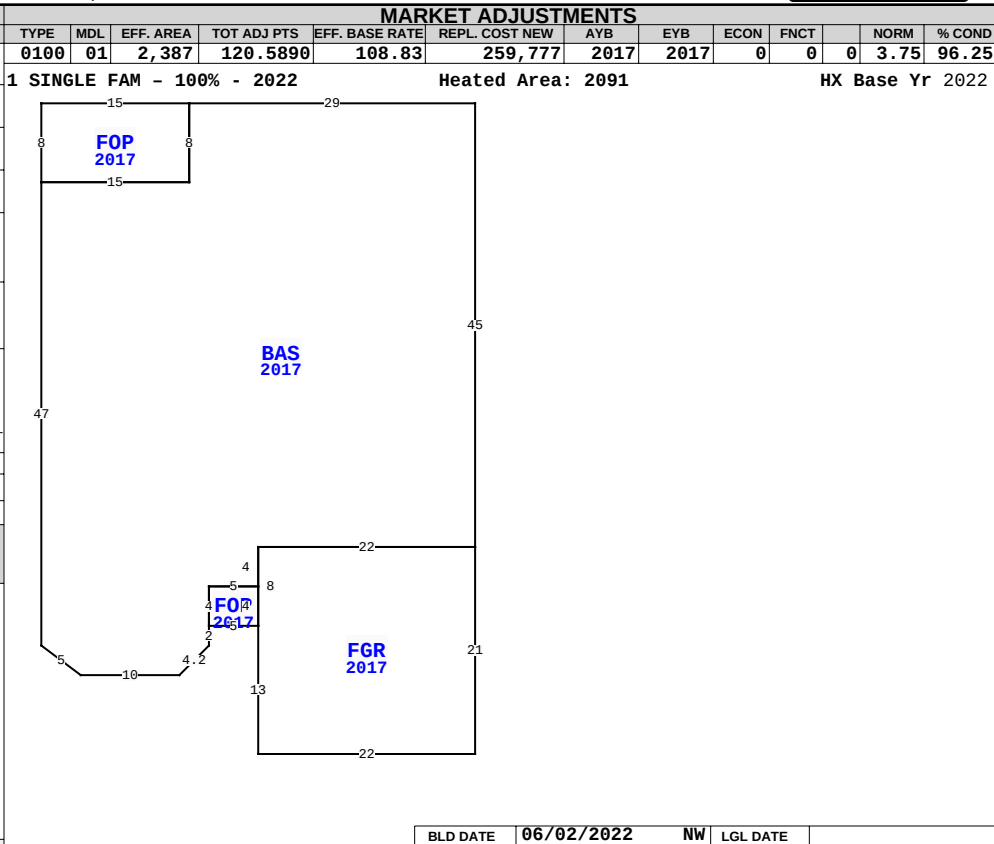
| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 20 | FACE BRICK 100 |
| Roof Structure           | 03 | GABLE/HIP 100  |
| Roof Cover               | 03 | COMP SHNGL 100 |
| Interior Wall            | 05 | DRYWALL 100    |
| Interior Floor           | 14 | CARPET 70      |
| Interior Floor           | 07 | CORK/VTILE 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          | 06      | Quality Level 06 |
| DOR CODE         | 0100    | SINGLE FAMILY    |
| MAP NUM          |         | MKT AREA 04      |
| NEIGHBORHOOD/LOC | 4073.00 |                  |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 2,091            | 100         | 2,091        | 219,030              |
| FGR       | 462              | 55          | 254          | 26,606               |
| FOP       | 20               | 30          | 6            | 629                  |
| FOP       | 120              | 30          | 36           | 3,771                |
| TOTALS    | 2,693            |             | 2,387        | 250,035              |

| EXTRA FEATURES |            |             |         |   |   |        |    |       |                |           |         |             |   |
|----------------|------------|-------------|---------|---|---|--------|----|-------|----------------|-----------|---------|-------------|---|
| L N            | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS  | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON | YEAR ACTUAL | Q |
| 1              | 0811       | CONCRETE B  | 0 100   | 0 | 0 | 737.00 | SF | 5.20  | 5.20           | 100       | 2017    | 2017        | 3 |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |     |          |        |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPH FACT | % COND |
| 1                | 000100   | C   | SFR                  | 100 |     |          | 0.00  | 0.00  | 1.00        | LT        |     | 1.00     | 1.00   |



|                             |                     |    |           |  |
|-----------------------------|---------------------|----|-----------|--|
| 78074 SADDLE ROCK RD, YULEE | BLD DATE 06/02/2022 | NW | LGL DATE  |  |
|                             | XF DATE             |    | LAND DATE |  |
|                             | INC DATE            |    | AG DATE   |  |

| TOTAL OB/XF |  |  |  |  |  |  |  |  |  |  |  |  |  |
|-------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| 3,717       |  |  |  |  |  |  |  |  |  |  |  |  |  |

| NASSAU COUNTY PROPERTY    |  | PAGE 1 of 1 | 4      |
|---------------------------|--|-------------|--------|
| VALUATION SUMMARY         |  |             |        |
| VALUATION BY              |  | STANDARD    |        |
| Tax Group: 4              |  | Tax Dist:   |        |
| BUILDING MARKET VALUE     |  | 250,035     |        |
| TOTAL MARKET OB/XF VALUE  |  | 3,717       |        |
| TOTAL LAND VALUE - MARKET |  | 50,000      |        |
| TOTAL MARKET VALUE        |  | 303,752     |        |
| SOH/AGL Deduction         |  | 62,763      |        |
| ASSESSED VALUE            |  | 240,989     |        |
| TOTAL EXEMPTION VALUE     |  | HX HB       | 50,000 |
| BASE TAXABLE VALUE        |  | 190,989     |        |
| TOTAL JUST VALUE          |  | 303,752     |        |
| NCON VALUE                |  | 0           |        |
| INCOME VALUE              |  |             |        |
| PREVIOUS YEAR MKT VALUE   |  | 261,214     |        |

| PERMIT NUM | DESCRIPTION | AMT     | ISSUED     |
|------------|-------------|---------|------------|
| 17002438   | CO ISSUED   | 0       | 03/23/2017 |
| B1633421   | NEW CONSTR  | 261,457 | 11/01/2016 |

| SALES DATA                     |           |           |     |     |        |            |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number              | DATE      | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 2445/1429                      | 3/23/2021 | WD        | Q   | I   | 01     | 285,000    |
| GRANTOR: WELKA CHRIS & MEAGEN  |           |           |     |     |        |            |
| GRANTEE: BLOODWORTH LOGAN &    |           |           |     |     |        |            |
| 2110/0111                      | 3/28/2017 | SW        | Q   | V   | 01     | 212,900    |
| GRANTOR: ADAMS HOMES OF NORTHW |           |           |     |     |        |            |
| GRANTEE: WELKA CHRIS & MEAGE   |           |           |     |     |        |            |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS                                                                                                                                              |  |  |  |  |  |  |  |  |  |  |  |  |  |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2017] W29 FOP=[YR=2017] W15 S8 E15 N8\$ S8 W15 S47 D3 R4 E10 U3 R3 N2 FOP=[YR=2017] E5 FGR=[YR=2017] S13 E22 N21 W22 S8\$ N4 W5 S4\$ N4 E5 N4 E22 N45\$. |  |  |  |  |  |  |  |  |  |  |  |  |  |