

SANKEY KENNETH E & VIVIAN K
86172 SPRING MEADOW AVE
YULEE, FL 32097

09-2N-27-1951-0011-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall10ABOVE AVG 80

Exterior Wall16WD FR STUC 20

RooF Structur03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 90

Interior Wall08DECORATIVE 10

Interior Floo14CARPET 60

Interior Floo15HARDTILE 40

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3100

Bathrooms2100

Frame02WOOD FRAME 100

Stories1.1.100

Units0100

Occupancy00NONE 100

Quality03Quality Level 03

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4049.00

AREATYPETOTAL GROSS AREAPCT OF BASETOT ADJ ASUBAREA MARKET VALUE

BAS2,4471002,447210,534

FGR5385529625,467

FOP7030211,806

TOTALS3,0552,764237,808

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0100012,764107.232096.78267,500199919990011.1088.90

1 SINGLE FAM - 100% - 2010Heated Area: 2447HX Base Yr 2010

BLD DATEXF DATEINC DATE03/16/2023NWLAND DATEAG DATE

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10812CONCRETE C0100002,204.00SF4.004.00100199919993796,965

20500FP-PRE FAB0100001.00UT3,500.003,500.00100199919993842,940

31076TRELLIS A0100398312.00SF7.507.5010020002000327632

40810CONCRETE A0100633189.00SF6.506.5010020002000380983

50510GARAGE WD-01002116336.00SF35.0035.00100200520053445,174

60510GARAGE WD-01003020600.00SF35.0035.001002012201237114,910

70681POLE SHED01002012240.00SF15.0015.00100201220123712,556

TOTAL OB/XFTOTAL34,160

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE237,808

TOTAL MARKET OB/XF VALUE34,160

TOTAL LAND VALUE - MARKET70,000

TOTAL MARKET VALUE341,968

SOH/AGL Deduction131,085

ASSESSED VALUE210,883

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE160,883

TOTAL JUST VALUE341,968

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE286,422

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMEI/RSDNSALE PRICE

1653/130412/11/2009WDUUI12217,000

GRANTOR: POOLE TONEY W JR & GA

GRANTEE: SANKEY KENNETH E &

1138/19265/21/2003WDQUII185,000

GRANTOR: HINTON ROBERT J

GRANTEE: POOLE TONEY W JR &

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] W63 S12 W3 S15 E3 FGR=[YR=1999] S27 E14 N2 E7 N22 W1 N3 W6 S2 W6 N2 W8 \$ E8 S2 E6 N2 E6 S3 E1 S12 E7 FOP=[YR=1999] S5 E14 N5 W14 \$ E21 S4 E14 N46 \$.

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTUNIT TYPEDTDPHT FACT% CONDDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR1000006RS-10.000.001.00LT1.001.001.0070,000.0070,000.0070,000

REVIEW DATE02/02/2018BYSBTotal Acres: 0.00Total Land Value: 70,000Market: 0Agricultural: 0Common: 70,000PRINTED 08/02/2023 BY SYS