

LOT 143
IN OR 1606/1899
RIVER GLEN #1 PB 7/263

CALDWELL KENNETH E
75027 GLENSPRING WAY
YULEE, FL 32097

2023

11-2N-26-1830-0143-0000



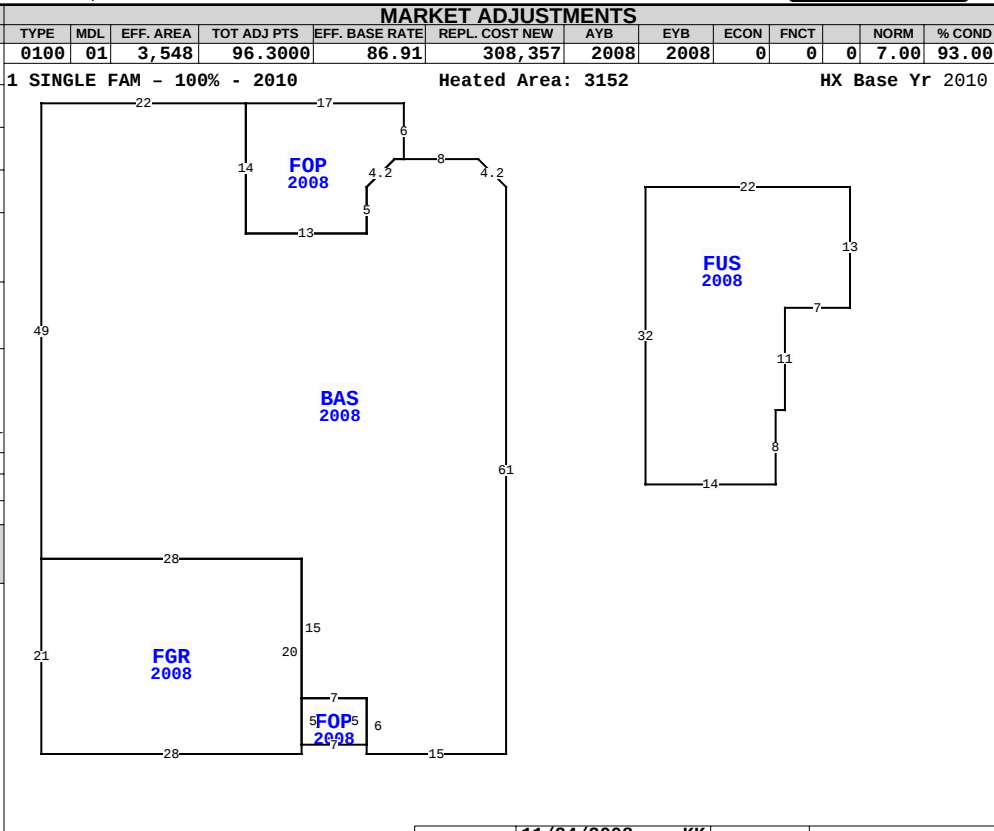
BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 80
Interior Floo	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	6 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Units	0 100
Occupancy	00 NONE 100

Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	5009.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,589	100	2,589	209,259
FGR	588	55	323	26,107
FOP	35	30	10	808
FOP	211	30	63	5,092
FUS	563	100	563	45,505
TOTALS	3,986		3,548	286,772

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2008
2	0812	CONCRETE C	0 100	0	0	1,123.00	SF	4.00	4.00	100	2008
3	0810	CONCRETE A	0 100	9	3	27.00	SF	6.50	6.50	100	2008

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000133	C	SFR LAKE	100			0.00	0.00	1.00	UT	1.00



75027 GLENSPRING WAY, YULEE											
BLD DATE			11/24/2008			KK			LGL DATE		
XF DATE									LAND DATE		
INC DATE									AG DATE		

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY										PAGE 1 of 1	
VALUATION BY										STANDARD	
Tax Group: 4										Tax Dist:	
BUILDING MARKET VALUE										286,772	
TOTAL MARKET OB/XF VALUE										7,456	
TOTAL LAND VALUE - MARKET										55,000	
TOTAL MARKET VALUE										349,228	
SOH/AGL Deduction										144,814	
ASSESSED VALUE										204,414	
TOTAL EXEMPTION VALUE										HX HB 50,000	
BASE TAXABLE VALUE										154,414	
TOTAL JUST VALUE										349,228	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										298,861	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C21765	CO ISSUED	0	01/20/2009
M14172	H/AC	0	10/01/2008
E21277	ELEC OTHER	2,000	09/01/2008
R11503	REPAIR/RRF	5,000	08/01/2008
B21765	NEW CONSTR	260,964	08/01/2008
P13409	OTHER	0	08/01/2008

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1606/1899	2/17/2009	WD	Q	I	01	305,800			
GRANTOR: TAYLOR MORRISON OF FL									
GRANTEE: CALDWELL KENNETH E									
1544/1610	1/04/2008	WD	U	V	21	100			
GRANTOR: MORRISON HOMES INC									
GRANTEE: TAYLOR WOODROW HOME									

BUILDING NOTES											
----------------	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS											
BAS=[YR=2008] U3 L3 W8 FOP=[YR=2008] N6 W17 S14 E13 N5 U3 R3 E1\$ W1 D3 L3 S5 W13 N14 W22 S49 FGR=[YR=2008] S21 E28 N1 FOP=[YR=2008] E7 N5 W7 S5\$ N20 W28\$ E28 S15 E7 S6 E15 N61\$ PTR=E15 FUS=[YR=2008] E22 S13 W7 S11 W1 S8 W14 N32\$ W15\$.											