

LOT 27
IN OR 1372/1347
TIMBER CREEK PLANTATION #1

DIDOMENICO PAUL & MARTA L
76072 TIDEVIEW LANE
YULEE, FL 32097

2023

11-2N-26-2050-0027-0000



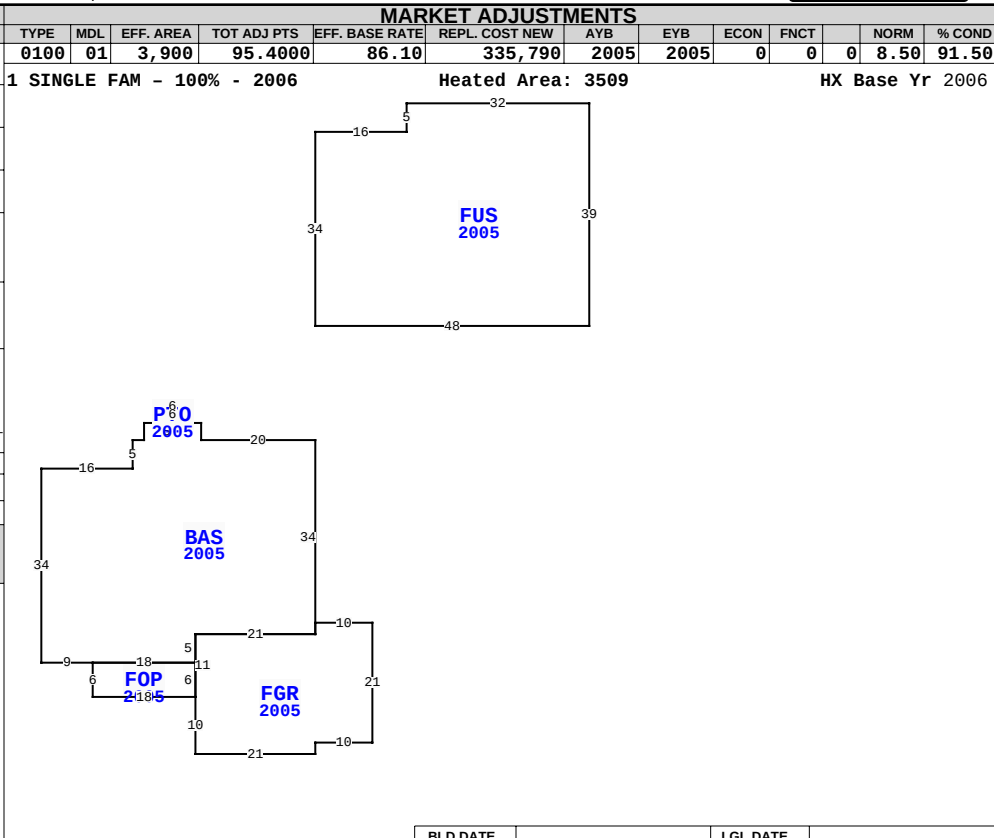
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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	5005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,717	100	1,717	135,268
FGR	651	55	358	28,204
FOP	108	30	32	2,521
FUS	1,792	100	1,792	141,176
PTO	18	5	1	79
TOTALS	4,286		3,900	307,248

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	100	0	0	1,036.00	SF	5.20	5.20	
2	0861	POOL GUNIT	0	100	0	0	471.00	SF	85.00	85.00	
3	0911	SCRN RM A	0	100	0	0	1,209.00	SF	17.50	17.50	
4	0845	KOOL DECK	0	100	0	0	737.00	SF	7.25	7.25	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	000100	C	SFR	100	0003	PUD	0.00	0.00	1.00	LT	



TOTAL OB/XF											
40,379											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE						

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 4						Tax Dist:					
BUILDING MARKET VALUE						307,248					
TOTAL MARKET OB/XF VALUE						40,379					
TOTAL LAND VALUE - MARKET						55,000					
TOTAL MARKET VALUE						402,627					
SOH/AGL Deduction						160,940					
ASSESSED VALUE						241,687					
TOTAL EXEMPTION VALUE						50,000					
BASE TAXABLE VALUE						191,687					
TOTAL JUST VALUE						402,627					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						333,769					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B20749	SWIM POOL	31,000	11/01/2007
B20748	SCRN ENCLOSURE	10,000	11/01/2007
M09969	MECH OTHER	0	07/01/2005
E0514989	ELEC OTHER	1,500	05/01/2005
R0507588	REPAIR/RRF	2,000	05/01/2005
B0515164	NEW CONSTR	248,250	05/01/2005

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1372/1347	12/08/2005	WD	Q	I		363,400			
GRANTOR: KB HOME JACKSONVILLE									
GRANTEE: DIDOMENICO PAUL & M									
1287/1902	1/14/2005	WD	U	V	19	85,500			
GRANTOR: TIMBER CREEK LLC									
GRANTEE: KB HOME JACKSONVILL									

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

BUILDING DIMENSIONS											
BAS=[YR=2005] W20 N3 W2 PTO=[YR=2005] N3 W6 S3 E6\$ W8 S3 W2 S5 W16 S34 E9 FOP=[YR=2005] S6 E18 FGR=[YR=2005] S10 E21 N2 E10 N21 W10 S2 W11\$ N6 W18\$ E18 N5 E21 N34\$ PTR= N20 FUS=[YR=2005] N34 E16 N5 E32 S39 W48\$ S20\$.											