LOT 67
IN OR 1432/1000
TIMBER CREEK PLANTATION #1

MILLER JAMES E & CAROL A
76551 LONGLEAF LOOP
YULEE, FL 32097

2023

11-2N-26-2050-0067-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

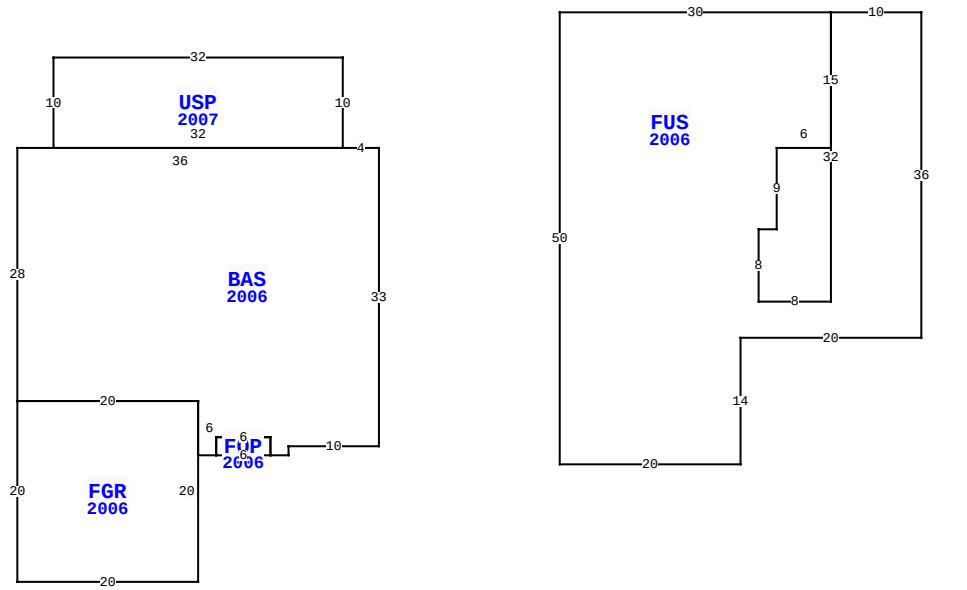
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 50
Exterior Wall	17	CB STUCCO 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
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	1,218	100	1,218	99,091
FGR	400	55	220	17,899
FOP	12	30	4	326
FUS	1,602	100	1,602	130,332
USP	320	30	96	7,810
TOTALS	3,552		3,140	255,456

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,140	97.9800	88.43	277,670	2006	2006	0	0	0	8.00	92.00

1 SINGLE FAM – 100% - 2014 Heated Area: 2820 HX Base Yr 2014



76551 LONG LEAF LOOP, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY — VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		255,456
TOTAL MARKET OB/XF VALUE		3,011
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		313,467
SOH/AGL Deduction		123,400
ASSESSED VALUE		190,067
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		140,067
TOTAL JUST VALUE		313,467
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		264,901

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C16099	CO ISSUED	198,975	09/01/2005
E15750	ELEC OTHER	2,000	09/01/2005
M10326	TANKS/BLRS	0	09/01/2005
P10035	OTHER	0	09/01/2005
R08250	REPAIR/RRF	8,000	09/01/2005
B16099	NEW CONSTR	198,975	09/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1432/1000	7/27/2006	WD	Q	I		254,200
GRANTOR: MARONDA HOMES INC						
GRANTEE: MILLER JAMES E & CA						
1351/1217	9/21/2005	WD	U	V	07	100
GRANTOR: TIMBER CREEK LLC						
GRANTEE: MARONDA HOMES INC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W4 USP=[YR=2007] N10 W32 S10 E32$ W36 S28 FGR=[YR=2006] S20 E20 N20 W20$ E20 S6 E2 FOP=[YR=2006] E6 N2 W6 S2$ N2 E6 S2 E2 N1 E10 N33$ PTR=E50 FUS=[YR=2006] N15 W30 S50 E20 N14 E20 N36 W10 S32 W8 N8 E2 N9 E6$W50$.

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	100	0	0	658.00	SF	5.20	5.20	100	2006	2006	3	88	3,011	

LAND DESCRIPTION

TOTAL OB/XF 3,011

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	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 01/30/2018 BY KBX Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 08/02/2023 BY SYS