

CLARKE LARRY & JERIS
78268 DUCKWOOD TRAIL
YULEE, FL 32097

11-2N-26-2052-0131-0000

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

05
AVERAGE 80

Exterior Wall

16
WD FR STUC 20

Roof Structur

03
GABLE/HIP 100

Roof Cover

03
COMP SHNGL 100

Interior Wall

05
DRYWALL 100

Interior Floo

11
CLAY TILE 80

Interior Floo

14
CARPET 20

Air Condition

03
CENTRAL 100

Heating Type

04
AIR DUCTED 100

Bedrooms

3 100

Bathrooms

2 100

Frame Stories

02
WOOD FRAME 100

Units

1.
1. 100

Occupancy

00
NONE 100

Quality

03
Quality Level 03

DOR CODE

0100
SINGLE FAMILY

MAP NUM

MKT AREA
05

NEIGHBORHOOD/LOC

5005.00

TOTALS

2,920
2,644
248,695

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYECONFNCTNORM% COND

0100012,644110.400099.64263,44820102010005.6094.40

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE248,695

TOTAL MARKET OB/XF VALUE3,453

TOTAL LAND VALUE - MARKET55,000

TOTAL MARKET VALUE307,148

SOH/AGL Deduction136,444

ASSESSED VALUE170,704

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE120,704

TOTAL JUST VALUE307,148

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE259,494

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE

1700/04049/16/2010WDQI01185,500

GRANTOR: KB HOME JACKSONVILLE

GRANTEE: CLARKE LARRY & JERI

1678/02155/20/2010WDQV0595,000

GRANTOR: TIMBER CREEK LLC

GRANTEE: KB HOME JACKSONVILL

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2010] W8 FEP=[YR=2013] N10 W25 S10 E25\$ W41 S45 E10

FOP=[YR=2010] S5 E9 N5 W2 N2 W4 S2 W3\$ E3 N2 E4 S2 E11

FGR=[YR=2010] S20 E21 N20 W21\$ E21 N45\$.

LAND DESCRIPTION

L NUSE CODECLS

SFR

CAP100RD0003

LOC ZONE

FRONT0.00DEPTH0.00

TOT LND UTS1.00UNIT LT

DPTH FACT1.00% COND1.00TOT ADJ1.00

UNIT PRICE55,000.00ADJ UNIT PRICE55,000.00

LAND VALUE55,000

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

REVIEW DATE02/01/2018BYKBX

Total Acres: 0.00Total Land Value: 55,000Market: 0Agricultural: 0Common: 55,000

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