

LOT 134
TIMBER CREEK PLANTATION #3
PB 7/302

OGLESBY BRADLEY G & CARLA
78216 DUCKWOOD TRAIL
YULEE, FL 32097

2023

11-2N-26-2052-0134-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	16	WD FR STUC 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
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	5005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,185	100	1,185	104,339
FGR	661	55	364	32,050
FOP	54	30	16	1,409
FOP	200	30	60	5,283
FUS	1,511	100	1,511	133,042
TOTALS	3,611		3,136	276,123

L N	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	957.00	SF	5.20	5.20	100	2011	2011	3	93	4,628	
2	0810	CONCRETE A	0	100	14	3	42.00	SF	6.50	6.50	100	2011	2011	3	93	254	

LAND DESCRIPTION			TOTAL OB/XF 4,882														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	000100	C	SFR	100	0003		0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,136	102.8560	92.83	291,115	2011	2011	0	0	5.15	94.85

1 SINGLE FAM - 100% - 2020

Heated Area: 2696

HX Base Yr 2020

Site map showing property boundaries and features. The map includes several labeled areas: FOP 2011 (top left), BAS 2011 (middle left), FGR 2011 (bottom left), and FUS 2011 (right). Dimensions are provided for various segments of the property boundaries.

BLD DATE	08/02/2011	KK	LGL DATE
XF DATE			LAND DATE

VALUATION BY				STANDARD			
Tax Group: 4		Tax Dist:					
BUILDING MARKET VALUE				276,123			
TOTAL MARKET OB/XF VALUE				4,882			
TOTAL LAND VALUE - MARKET				55,000			
TOTAL MARKET VALUE				336,005			
SOH/AGL Deduction				83,798			
ASSESSED VALUE				252,207			
TOTAL EXEMPTION VALUE		HX HB		50,000			
BASE TAXABLE VALUE				202,207			
TOTAL JUST VALUE				336,005			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				283,025			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C24412	CO ISSUED	0	05/11/2011
B24412	NEW CONSTR	301,139	03/01/2011
M16003	H/AC	0	03/01/2011
P14671	NEW CONSTR	0	03/01/2011

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2282/1577	6/17/2019	WD	Q	I	01	301,000	
GRANTOR: INCE SEAN F & MEGAN M							
GRANTEE: OGLESBY BRADLEY G &							
2128/0760	6/21/2017	WD	Q	I	02	231,000	
GRANTOR: WENGERT DONALD P & RO							
GRANTEE: INCE SEAN F & MEGAN							

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

BUILDING DIMENSIONS									
FGR=[YR=2011] W10 BAS=[YR=2011] N19 W20 FOP=[YR=2011] N10 W20 S10 E20\$ W20 S43 E13 N5 FOP=[YR=2011] E6 N9 W6 S9 \$ N9 E6 N7 E16 N2 E5 N1\$ S1 W5 S2 W16 S21 E21 N3 E10 N21\$ PTR=E15 FUS=[YR=2011] E40 S43 W21 N11 W19 N32\$ W15\$.									