

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	11 CLAY TILE 50
Interior Floor	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2 100
Frame	03 MASONRY 100
Stories	1. 1. 100
Units	0 100
Occupancy	00 NONE 100

NEIGHBORHOOD/LOC	5013.00
------------------	---------

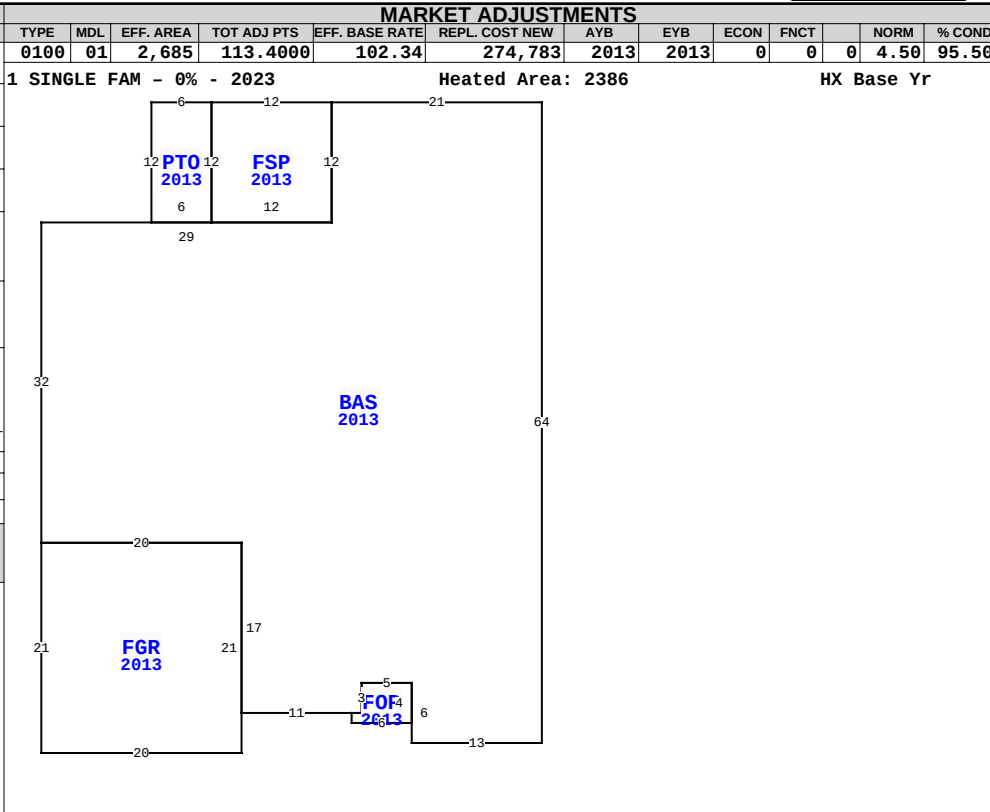
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,386	100	2,386	233,195
FGR	420	55	231	22,577
FOP	21	30	6	586
FSP	144	40	58	5,669
PTO	72	5	4	391

TOTALS	3,043	2,685	262,418
--------	-------	-------	---------

EXTRA FEATURES	
L N	OB/XF CODE
1	0810 CONCRETE A

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	0810	CONCRETE A	0	0	0	0		640.00	SF	6.50				3,952	

LAND DESCRIPTION	
L N	USE CODE
1	000100 C SFR



82148 HOODED WARBLER CT, YULEE	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF	
3,952	

NASSAU COUNTY PROPERTY	
VALUATION SUMMARY	
VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	262,418
TOTAL MARKET OB/XF VALUE	3,952
TOTAL LAND VALUE - MARKET	55,000
TOTAL MARKET VALUE	321,370
SOH/AGL Deduction	0
ASSESSED VALUE	321,370
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	321,370
TOTAL JUST VALUE	321,370
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	270,896

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1327128	C0 ISSUED	0	08/13/2013
M18346	H/AC	0	06/01/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2623/1749	2/21/2023	WD	Q	I	01	350,000
GRANTOR: OP GOLD LLC						
GRANTEE: ROGERS TIA C						
2564/1578	5/19/2022	WD	U	I	37	475,000
GRANTOR: RILEY JAMES S & BRAND						
GRANTEE: OP GOLD LLC						

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

BUILDING DIMENSIONS	
BAS=[YR=2013] W21 FSP=[YR=2013] W12 PTO=[YR=2013] W6 S12 E6 N12\$ S12 E12 N12\$ S12 W29 S32 FGR=[YR=2013] S21 E20 N21 W20\$ E20 S17 E11 FOP=[YR=2013] S1 E6 N4 W5 S3 W1\$ E1 N3 E5 S6 E13 N64\$.	