

SMITH LYNDA C
82103 HOODED WARBLER CT
YULEE, FL 32097

2023

12-2N-26-1601-0074-0000

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

10 ABOVE AVG 90
21 STONE 10

Roof Structur
Roof Cover

08 IRREGULAR 100
03 COMP SHNGL 100

Interior Wall
Interior Floo
Interior Floo
Air Condition

05 DRYWALL 100
14 CARPET 60
12 HARDWOOD 40
03 CENTRAL 100

Heating Type
Bedrooms
Bathrooms

04 AIR DUCTED 100
3 100
2 100

Frame
Stories
Units
Occupancy

02 WOOD FRAME 100
1. 1. 100
0 100
00 NONE 100

Quality

04 Quality Level 04

DOR CODE

0100 SINGLE FAMILY

MAP NUM

MKT AREA05

NEIGHBORHOOD/LOC

5013.00

TOTALS

2,6972,234227,924

EXTRA FEATURES

82103 HOODED WARBLER CT, YULEE

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

0 100

0 0

974.00

SF

6.50

6.50

100

2014

2014

3

95

6,014

LAND DESCRIPTION

TOTAL OB/XF6,014

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

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

PUD

0.00

0.00

1.00

LT

1.00

1.00

1.00

55,000.00

55,000.00

55,000

REVIEW DATE

10/22/2019

BY

KBA

Total Acres:

0.00

Total Land Value:

55,000

Market:

0

Agricultural:

0

Common:

55,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYEBCONFNCTNORM% CONDD

0100012,234117.2031105.78236,31320142014003.5596.45

1 SINGLE FAM - 100% - 2017

Heated Area: 1777

HX Base Yr 2017

FOP 2014

BAS 2014

FGR 2014

FOP 2014

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYRSNCDPRICE

2022/16461/08/2016WDQI01214,000

GRANTOR: SVOBODA KIRK

GRANTEE: SMITH LYNDA C

1948/179611/18/2014WDQI01199,300

GRANTOR: DREAM FINDERS HOMES L

GRANTEE: SVOBODA KIRK

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2014] W14 S5 FOP=[YR=2014] W14 S11 E14 N11\$ S11 W14
N11 W12 S36 FGR=[YR=2014] W12 S22 E12 S3 E20 N11
FOP=[YR=2014] E7 N6 W7 S6\$ N12 W20 N2\$ S2 E20 S6 E7 S17 E13 N66\$.

NASSAU COUNTY PROPERTY

PAGE 1 of 1

4