

FOSTER ROBERT Y
65255 RIVER GLEN PKWY
YULEE, FL 32097

2023

13-ZK-Z0-1832-0180-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																																		
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																																				
Exterior Wall		31	HARDIE BRD 100		0100	01	2,097	106.8200	96.41	202,172	2022	2022		0	0	0	0.00	100.00	VALUATION BY																																			
Roof Structur		03	GABLE/HIP 100		1 SINGLE FAM - 100% - 2023										Heated Area: 1856										HX Base Yr 2023										STANDARD																			
Roof Cover		03	COMP SHNGL 100																						Tax Group: 4										Tax Dist:																			
Interior Wall		05	DRYWALL 100																						BUILDING MARKET VALUE										202,172																			
Interior Floo		08	SHT VINYL 50																						TOTAL MARKET OB/XF VALUE										3,770																			
Interior Floo		14	CARPET 50																						TOTAL LAND VALUE - MARKET										55,000																			
Air Condition		03	CENTRAL 100																						TOTAL MARKET VALUE										260,942																			
Heating Type		04	AIR DUCTED 100																						SOH/AGL Deduction										0																			
Bedrooms			4 100																						ASSESSED VALUE										260,942																			
Bathrooms			2 100																						TOTAL EXEMPTION VALUE										HX HB VX										55,000									
Frame		02	WOOD FRAME 100																						BASE TAXABLE VALUE										205,942																			
Stories		1.	1. 100																						TOTAL JUST VALUE										260,942																			
Units			0 100																						NCON VALUE										205,942																			
Occupancy		00	NONE 100																						INCOME VALUE																													
																									PREVIOUS YEAR MKT VALUE										55,000																			
Quality		03	Quality Level 03																																																			
DOR CODE		0100	SINGLE FAMILY																																																			
MAP NUM			MKT AREA																																05																			
NEIGHBORHOOD/LOC		5009.00																																																				
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																																														
BAS		1,856		100		1,856		178,937																																														
FGR		420		55		231		22,271																																														
FOP		20		30		6		578																																														
PTO		70		5		4		386																																														
TOTALS		2,366				2,097		202,172																																														
EXTRA FEATURES		65255 RIVER GLEN PKWY, YULEE																																																				
BLD DATE																																																						
XF DATE																																																						
INC DATE																																																						
LGL DATE																																																						
LAND DATE																																																						
AG DATE																																																						
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		725.00		SF 5.20				5.20		100		2022		2022		3		100		3,770																										