

SUB LOT 44
IN OR 2084/22
SUB OF GOVT LOT 9 UNR

BOWEN YANCY BRENT & TRICIA D
75199 EDWARDS ROAD
YULEE, FL 32097

2023

14-2N-26-4280-0034-0000



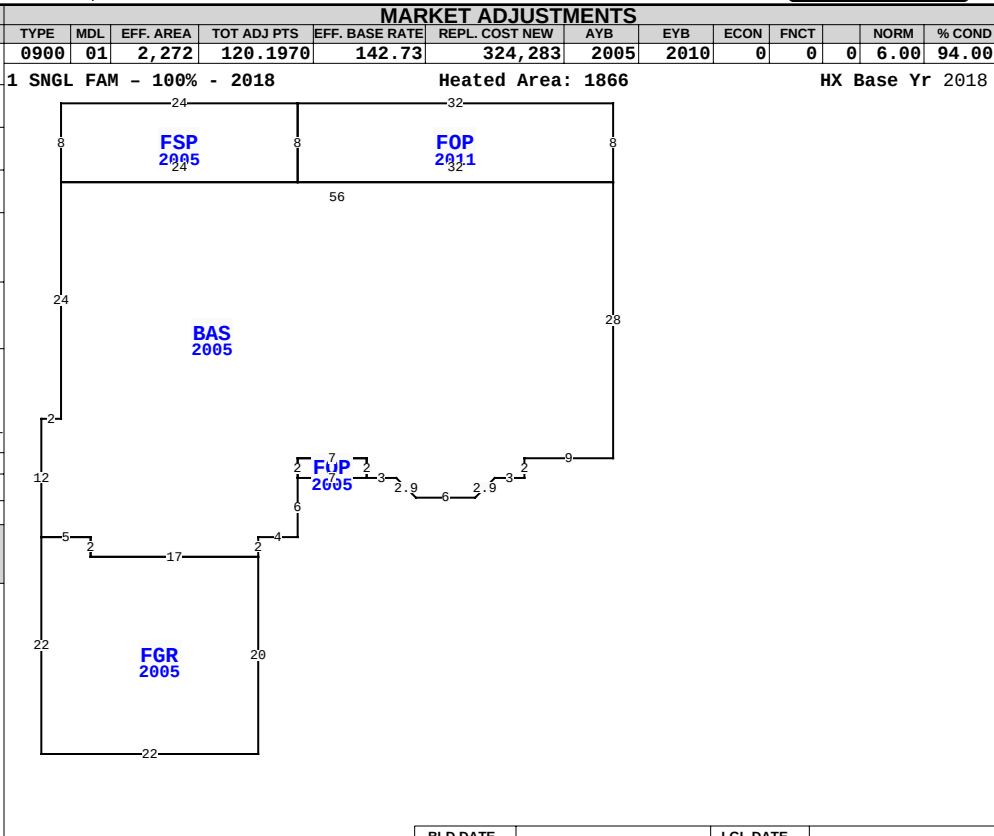
BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	12 HARDWOOD 70
Interior Floo	14 CARPET 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
BUD8 Adjustme	04 DIST 01 100
Occupancy	00 NONE 100

Quality	05 Quality Level 05		
DOR CODE	0100 SINGLE FAMILY		
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	5001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,866	100	1,866	250,354
FGR	450	55	248	33,273
FOP	14	30	4	537
FOP	256	30	77	10,331
FSP	192	40	77	10,331
TOTALS	2,778		2,272	304,826

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0940	SHEDS/PORT	0 100	16	12	192.00	SF	30.00	30.00	100	1997
3	0812	CONCRETE C	0 100	0	0	1,784.00	SF	4.00	4.00	100	2005
4	0861	POOL GUNIT	0 100	0	0	200.00	SF	85.00	85.00	100	2017
5	0855	CONC PAVER	0 100	0	0	632.00	SF	10.00	10.00	100	2017
6	0910	SCRN RM L	0 100	32	26	832.00	SF	15.00	15.00	100	2017

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000116	C	SFR MARSH	100	0006	RM	92.00	198.00	92.00	FF	1.00



75199 EDWARDS RD, YULEE	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					304,826				
TOTAL MARKET OB/XF VALUE					38,514				
TOTAL LAND VALUE - MARKET					64,400				
TOTAL MARKET VALUE					407,740				
SOH/AGL Deduction					159,251				
ASSESSED VALUE					248,489				
TOTAL EXEMPTION VALUE					HX HB 50,000				
BASE TAXABLE VALUE					198,489				
TOTAL JUST VALUE					407,740				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					320,893				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18009205	REPAIR/RRF	10,500	11/01/2018
B1701806	ADDITION	18,761	04/01/2017
1700467	SWIM POOL	33,000	02/03/2017
B24578	ADDITION	5,800	04/01/2011
E0514248	ELEC OTHER	4,986	02/01/2005
M0509181	MECH OTHER	0	02/01/2005

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2084/0022	11/15/2016	WD	Q	I	01	291,500			
GRANTOR: JORDAN ROBERT L & CAR									
GRANTEE: BOWEN YANCY BRENT &									
1160/1117	8/08/2003	WD	U	I	13	48,500			
GRANTOR: CARTER STANLEY CHARLE									
GRANTEE: JORDAN ROBERT & CAR									

BUILDING NOTES									
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BUILDING DIMENSIONS									
FOP=[YR=2011] W32 FSP=[YR=2005] W24 S8 BAS=[YR=2005] S24 W2 S12 FGR=[YR=2005] S22 E22 N20 W17 N2 W5 \$ E5 S2 E17 N2 E4 N6 FOP=[YR=2005] E7 N2 W7 S2 \$ N2 E7 S2 E3 D2 R2 E6 U2 R2 E3 N2 E9 N28 W56 \$ E24 N8 \$ S8 E32 N8 \$.									