

PT OF NE1/4
IN OR 2266/23
ESMT OR 1859/1525

LAROSE CAROLYN IRREV TRUST/LAROSE ROBERT C TRUSTEE
3105 CR 121
BALDWIN, FL 32234

2023

21-2S-23-0000-0001-0020

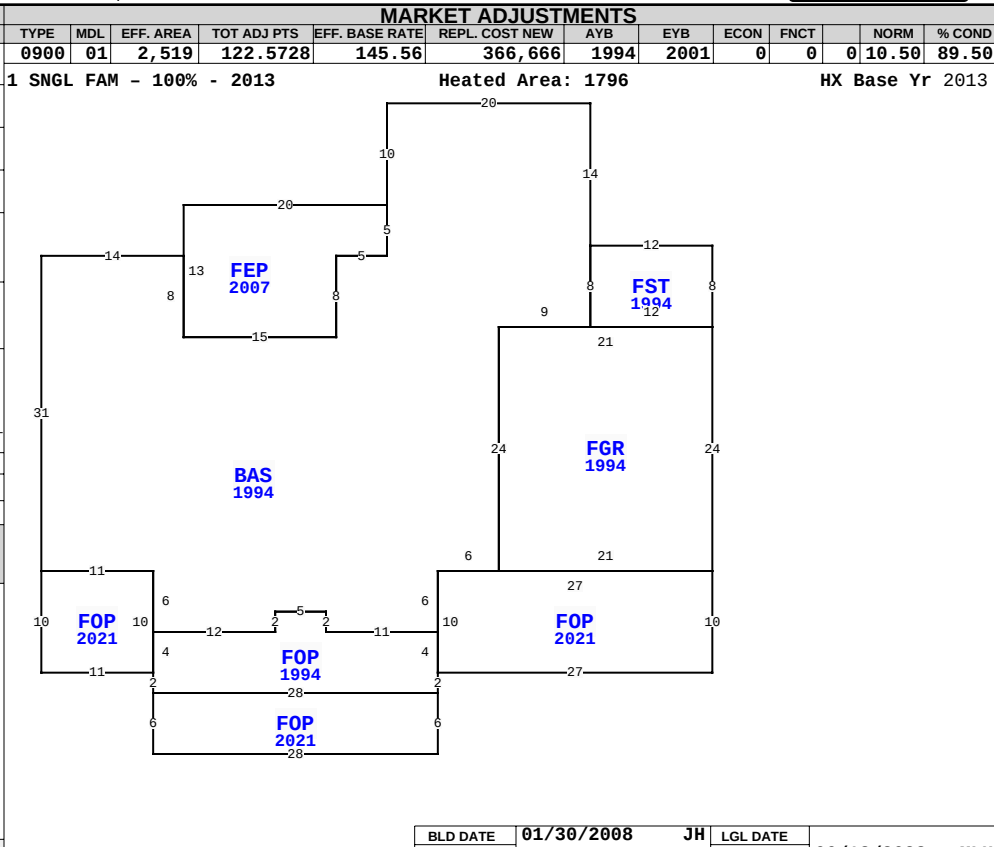


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 90
Interior Wall	06	CUST PANEL 10
Interior Floo	11	CLAY TILE 50
Interior Floo	13	LVT/LAMNT 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,796	100	1,796	233,976
FEP	220	80	176	22,929
FGR	504	55	277	36,086
FOP	178	30	53	6,905
FOP	110	30	33	4,299
FOP	168	30	50	6,514
FOP	270	30	81	10,552
FST	96	55	53	6,905
TOTALS	3,342		2,519	328,166

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0811	CONCRETE B	0	100	0	0	802.00	SF	5.20
3	0845	KOOL DECK	0	100	0	0	856.00	SF	7.25
7	0681	POLE SHED	0	0	50	25	1,250.00	SF	15.00
8	0681	POLE SHED	0	100	16	16	256.00	SF	15.00
9	0940	SHEDS/PORT	0	100	16	10	160.00	SF	30.00
13	0855	CONC PAVER	0	100	20	4	80.00	SF	7.00
14	0465	FNC GT 15'	0	100	0	0	1.00	UT	900.00
15	0350	CARPORT WD	0	0	41	27	1,107.00	SF	16.25
16	0202	BARN WD 30	0	0	58	50	2,900.00	SF	17.25



BLD DATE	01/30/2008	JH	LGL DATE	
XF DATE			LAND DATE	06/13/2023
INC DATE			AG DATE	MLU

NASSAU COUNTY PROPERTY			
PAGE 1 of 3			6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		465,483	
TOTAL MARKET OB/XF VALUE		57,068	
TOTAL LAND VALUE - MARKET		200,000	
TOTAL MARKET VALUE		564,151	
SOH/AGL Deduction		196,450	
ASSESSED VALUE		367,701	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		317,701	
TOTAL JUST VALUE		722,551	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		441,050	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17003769	MH MOVE-ON	0	06/16/2017
B951724	XFOB	5,275	03/03/1995
93637	NEW CONSTR	85,510	12/08/1993

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2266/0023	2/12/2019	WD	U	I	11
GRANTOR: LAROSE KATHY A					
GRANTEE: CAROLYN A LAROSE IR					
2260/1740	2/12/2019	WD	U	I	11
GRANTOR: LAROSE ROBERT C & KAT					
GRANTEE: LAROSE KATHY A					

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

BUILDING DIMENSIONS									
FST=[YR=1994] W12 BAS=[YR=1994] N14 W20 S10 FEP=[YR=2007] W20 S13 E15 N8 E5 N5 \$ S5 W5 S8 W15 N8 W14 S31 FOP=[YR=2021] S10 E11 FOP=[YR=1994] S2 FOP=[YR=2021] S6 E28 N6 W28\$ E28 N2 FOP=[YR=2021] E27 N10 FGR=[YR=1994] N24 W21 S24 E21\$ W27 S10\$ N4 W11 N2 W5 S2 W12 S4\$ N10 W11\$ E11 S6 E12 N2 E5 S2 E11 N6 E6 N24 E9 N8\$ S8 E12 N8\$.									

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	005000	C	RURAL HOME	100		OR	0.00	0.00	1.00
2	005010	A	SVCE ACRGE	0			0.00	0.00	6.00
3	005400	A	TIMBER 1 SI	0			0.00	0.00	5.00
4	009530	C	POND	0			0.00	0.00	2.00
5	009910	M	MKT. VAL. AG	0			0.00	0.00	11.00
TOTAL OB/XF 38,007									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	005000	C	RURAL HOME	100		OR	0.00	0.00	1.00
2	005010	A	SVCE ACRGE	0			0.00	0.00	6.00
3	005400	A	TIMBER 1 SI	0			0.00	0.00	5.00
4	009530	C	POND	0			0.00	0.00	2.00
5	009910	M	MKT. VAL. AG	0			0.00	0.00	11.00

LAROSE CAROLYN IRREV TRUST/LAROSE ROBERT C TRUSTEE
3105 CR 121
BALDWIN, FL 32234

21-2S-23-0000-0001-0020

[illegible]

LAROSE CAROLYN IRREV TRUST/LAROSE ROBERT C TRUSTEE
3105 CR 121
BALDWIN, FL 32234

21-2S-23-0000-0001-0020

[illegible]