

LOT 28
IN OR 2229/847
MARSHES @ LANCEFORD PB 7/141

SMITH JANE
96127 ASHFORD COURT
YULEE, FL 32097

2023

24-2N-28-1310-0028-0000



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	11 CLAY TILE 50
Interior Floo	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	5 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	1.5 1.5 100
Units	0 100
Occupancy	00 NONE 100

Quality	02	Quality Level 02	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4078.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,160	100	2,160	248,684
FGR	486	55	267	30,740
FOP	69	30	21	2,418
FSP	162	40	65	7,483
FUS	396	100	396	45,592

TOTALS	3,273	2,909	334,916
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0855	CONC PAVER	0 100	0	0	959.00	SF	10.00	
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000134	C	SFR POND	100		PUD	0.00	0.00	1.00

REVIEW DATE 08/10/2018 BY KWX

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0900	01	2,909	103.1415	122.48	356,294	2010	2010	0	0
1 SNGL FAM - 100% - 2019 Heated Area: 2556 HX Base Yr 2019									

96127 ASHFORD CT, YULEE	BLD DATE 03/03/2023 NW	LGL DATE	06/13/2023	MLU
	XF DATE	LAND DATE		
	INC 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	0855	CONC PAVER	0 100	0	0	959.00	SF	10.00	10.00	100	2010	2010	3	92	8,823	
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2010	2010	3	94	3,290	

TOTAL OB/XF									
12,113									

Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		334,916	
TOTAL MARKET OB/XF VALUE		12,113	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		422,029	
SOH/AGL Deduction		141,045	
ASSESSED VALUE		280,984	
TOTAL EXEMPTION VALUE		55,000	
BASE TAXABLE VALUE		225,984	
TOTAL JUST VALUE		422,029	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		352,353	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24028	CO ISSUED	0	12/14/2010
B24217	REMODEL	882	12/01/2010
M15725	H/AC	0	11/01/2010
E23013	NEW CONSTR	0	10/01/2010
B24028	NEW CONSTR	273,331	10/01/2010
P14485	NEW CONSTR	0	10/01/2010

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2229/0847	10/10/2018	WD	Q	I	02
GRANTOR: DREIBELBIS NICKOLE RE					
GRANTEE: SMITH ANDERSON Q &					
2183/0906	3/05/2018	QC	U	I	11
GRANTOR: DREIBELBIS ERIC C					
GRANTEE: DREIBELBIS NICKOLE					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2010] W23 D2 L2 FSP=[YR=2010] W22 D2 R2 S6 E20 N8 \$ S8 W20 N6 U2 L2 W7 D2 L2 S41 E3 S2 E10 N2 E3 N2 FOP=[YR=2010] E17 FGR=[YR=2010] S21 E23 N22 W4 S4 W12 N8 W7 S5 \$ N2 W10 N5 W7 S7 \$ N7 E7 S5 E10 N3 E7 S8 E12 N4 E4 N42 \$ PTR= E30 FUS=[YR=2010] E6 N7 E4 S7 E8 S22 W16 N14 W2 N8 \$ W30 \$.									