

LOT 9
IN OR 902/594
STE-MAG UNIT 2 PB 5/47

RAULS EDWARD & GERALDINE
96111 BAKER DRIVE
YULEE, FL 32097

2023

24-2N-28-4962-0009-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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	4031.00	

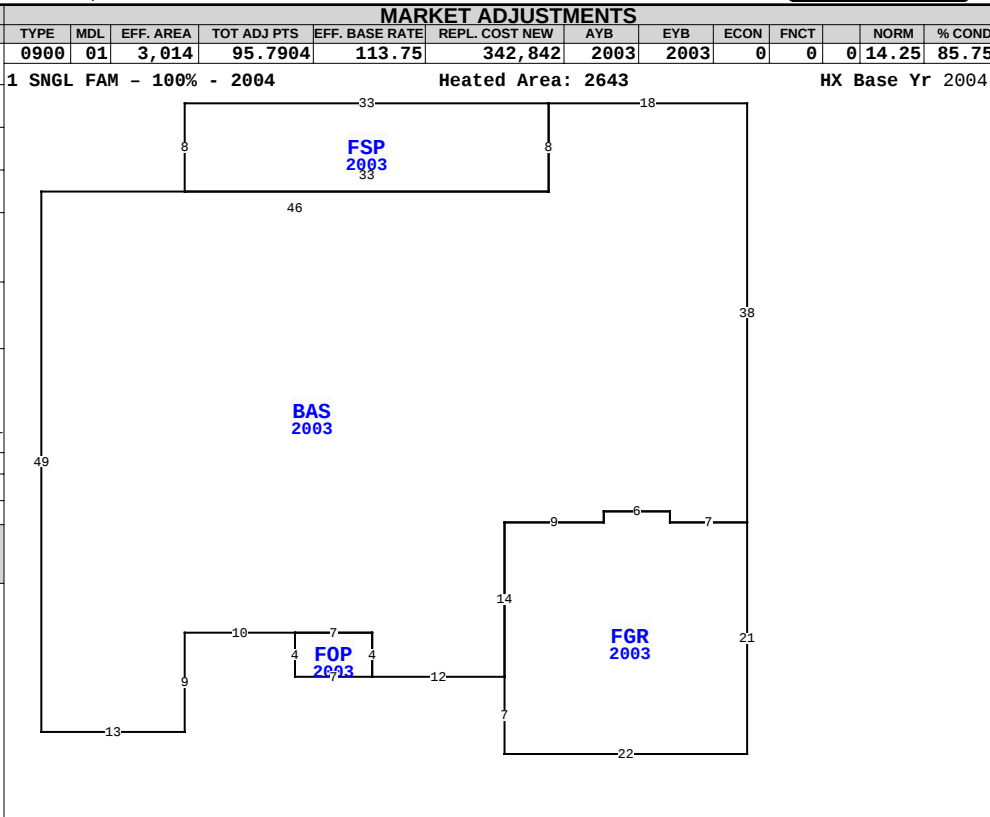
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,643	100	2,643	257,800
FGR	468	55	257	25,068
FOP	28	30	8	780
FSP	264	40	106	10,340

TOTALS	3,403		3,014	293,987
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	0812	CONCRETE C	0 100	0	0	3,390.00	SF	4.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100		RS-1	0.00	0.00	1.00

REVIEW DATE	11/19/2019	BY	KWA
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96111 BAKER DR, YULEE	BLD DATE 03/03/2023 NW	LGL DATE 06/20/2023 MLU
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF									
14,470									

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14,470									

Total Acres: 1.00	Total Land Value: 80,000	Market: 0	Agricultural: 0	Common: 80,000
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NASSAU COUNTY PROPERTY			
PAGE 1 of 1			4
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	293,987		
TOTAL MARKET OB/XF VALUE	14,470		
TOTAL LAND VALUE - MARKET	80,000		
TOTAL MARKET VALUE	388,457		
SOH/AGL Deduction	209,161		
ASSESSED VALUE	179,296		
TOTAL EXEMPTION VALUE	HX HB VX 55,000		
BASE TAXABLE VALUE	124,296		
TOTAL JUST VALUE	388,457		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	304,224		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0210336	NEW CONSTR	185,745	11/01/2002

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0902/0594	10/06/1999	WD	Q	V	
GRANTOR: BAKER DAVID A					
GRANTEE: RAULS EDWARD & GERA					
0422/0299	5/01/1984	WD	Q	V	
GRANTOR:					
GRANTEE:					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2003] W18 FSP=[YR=2003] W33 S8 E33 N8\$ S8 W46 S49 E13 N9 E10 FOP=[YR=2003] S4 E7 N4 W7\$ E7 S4 E12 FGR=[YR=2003] S7 E22 N21 W7 N1 W6 S1 W9 S14\$ N14 E9 N1 E6 S1 E7 N38 \$.									