

PT OF SEC 23-3N-24E &
SEC 24-3N-24E IN OR 2113/1596
(EX UTIL ESMT IN OR 2275/1484)

CRUMP KEVIN T & DANNA E
P O BOX 1337
YULEE, FL 32041

2023

24-3N-24-0000-0001-0020



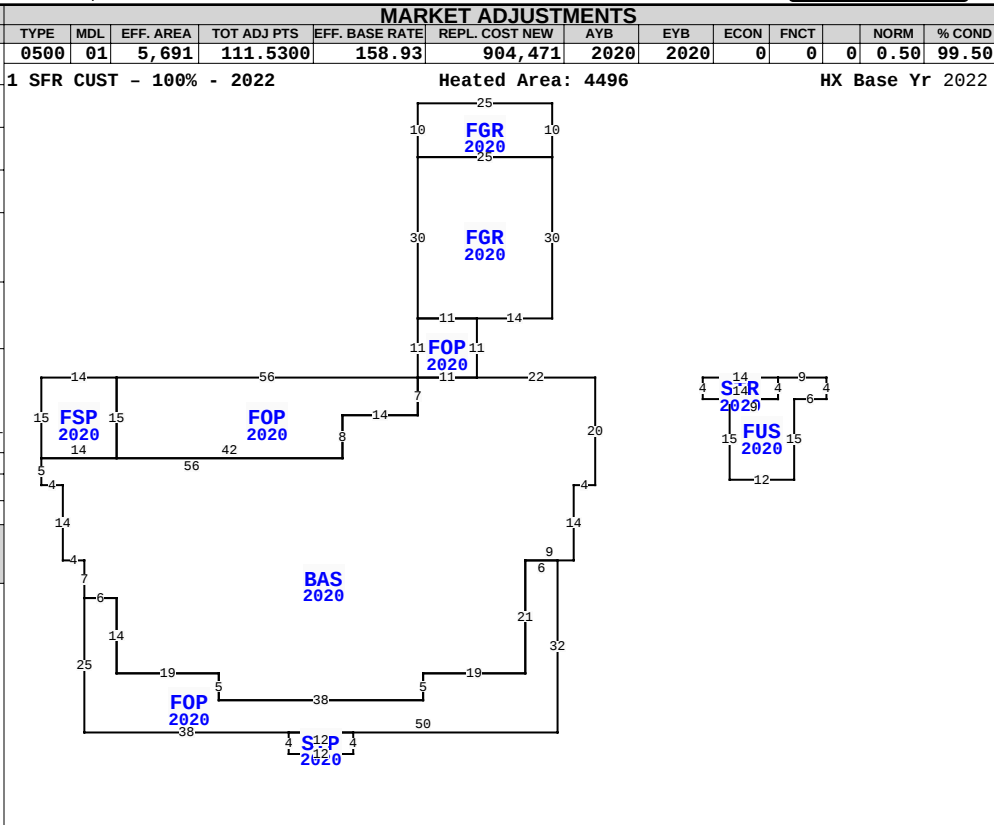
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	4,280	100	4,280	676,819
FGR	250	55	138	21,822
FGR	750	55	412	65,152
FOP	121	30	36	5,692
FOP	728	30	218	34,474
FOP	988	30	296	46,808
FSP	210	40	84	13,283
FUS	216	100	216	34,157
STP	48	10	5	791
STR	56	10	6	949
TOTALS	7,647		5,691	899,949

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0504	FP-ELECTRI	0 100	0	0	2.00	UT	2,000.00	2,000.00
2	0600	SUMMER KIT	0 100	0	0	1.00	UT	5,000.00	5,000.00
3	0861	POOL GUNIT	0 100	0	0	349.00	SF	85.00	85.00
4	0855	CONC PAVER	0 100	0	0	1,610.00	SF	10.00	10.00
5	0871	POOL HTR R	0 100	0	0	1.00	UT	2,000.00	2,000.00
6	1127	BRICK 8"	0 100	95	2	190.00	SF	11.00	11.00
7	0462	ST/AL FNC	0 100	95	4	380.00	SF	10.00	10.00
8	0463	FENCE GATE	0 100	0	0	1.00	UT	300.00	300.00
9	0812	CONCRETE C	0 100	0	0	3,323.00	SF	4.00	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			0.00	0.00	5.00



BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/16/2023
INC DATE		AG DATE	MLU

TOTAL OB/XF									
73,744									

NASSAU COUNTY PROPERTY		PAGE 1 of 2	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		907,307	
TOTAL MARKET OB/XF VALUE		73,744	
TOTAL LAND VALUE - MARKET		95,000	
TOTAL MARKET VALUE		1,076,051	
SOH/AGL Deduction		105,102	
ASSESSED VALUE		970,949	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		920,949	
TOTAL JUST VALUE		1,076,051	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		942,669	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000463	CO ISSUED	0	01/16/2020
19012981	SWIM POOL	50,000	12/26/2019
17005732	NEW CONSTR	579,857	09/18/2017

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2113/1596	4/14/2017	WD U	V	V	11
GRANTOR: HOLLOW MAGNOLIA LLC					
GRANTEE: CRUMP KEVIN T & DAN					

BUILDING NOTES					
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BUILDING DIMENSIONS					
BAS=[YR=2020] W22 FOP=[YR=2020] N11 FGR=[YR=2020] E14 N30 FGR=[YR=2020] N10 W25 S10 E25\$ W25 S30 E11\$ W11 S11 E11\$ W11 FOP=[YR=2020] W56 FSP=[YR=2020] W14 S15 E14 N15\$ S15 E42 N8 E14 N7\$ S7 W14 S8 W56 S5 E4 S14 E4 S7 FOP=[YR=2020] S25 E38 STP=[YR=2020] S4 E12 N4 W12\$ E50 N32 W6 S21 W19 S5 W38 N5 W19 N14 W6\$ E6 S14 E19 S5 E38 N5 E19 N21 E9 N14 E4 N20\$ PTR=E20 STR=[YR=2020] E14 FUS=[YR=2020] E9 S4 W6 S15 W12 N15 E9 N4\$ S4 W14 N4\$ W20\$.					

