

BLOCK 1 LOT 3
IN OR 1037/48
ROSEWOOD MEADOWS #1 PB 5/314

TAYLOR JAMES L
PO BOX 729
YULEE, FL 32041-0729

2023

31-2N-28-1875-0001-0030



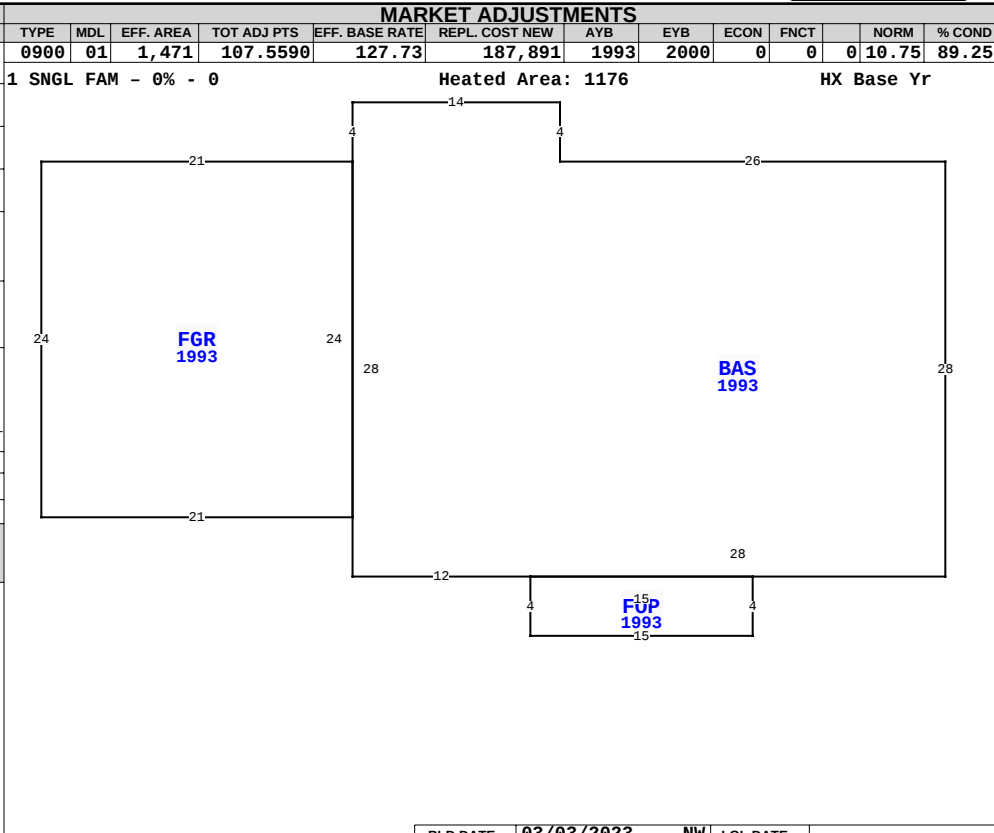
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4007.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,176	100	1,176	134,062
FGR	504	55	277	31,578
FOP	60	30	18	2,052
TOTALS	1,740		1,471	167,693

EXTRA FEATURES														
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
1	0811	CONCRETE B	0	0	0	1,516.00	SF	3.64	3.64	100	1993	1993	3	68

LAND DESCRIPTION														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ
1	000100	C	SFR	0		RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00



95173 WILDWOOD CIR, FERNANDINA BEACH	BLD DATE 03/03/2023	NW	LGL DATE 05/26/2023	MLU
	XF DATE		LAND DATE	
	INC DATE		AG DATE	

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	167,693		
TOTAL MARKET OB/XF VALUE	3,752		
TOTAL LAND VALUE - MARKET	85,000		
TOTAL MARKET VALUE	256,445		
SOH/AGL Deduction	92,229		
ASSESSED VALUE	164,216		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	164,216		
TOTAL JUST VALUE	256,445		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	179,658		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1514540	REPAIR/RRF	8,500	07/31/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1037/0048	2/12/2002	WD U	I	I	05	87,800
GRANTOR: SECRETARY OF VETERANS						
GRANTEE: TAYLOR JAMES L						
0997/1848	7/16/2001	CT U	I	I	07	100
GRANTOR: CLERK OF COURT						
GRANTEE: SECRETARY OF VETERA						

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

BUILDING DIMENSIONS														
BAS=[YR=1993] W26 N4 W14 S4 FGR=[YR=1993] W21 S24 E21 N24\$ S28 E12 FOP=[YR=1993] S4 E15 N4 W15\$ E28 N28 \$.														