

LOT 31
IN OR 1407/1445
BELLS RIVER ESTATE #1 PB 7/90

DENGLER LAWRENCE P & CAI MEI
87210 KIPLING DRIVE
YULEE, FL 32097

2023

37-3N-27-0134-0031-0000



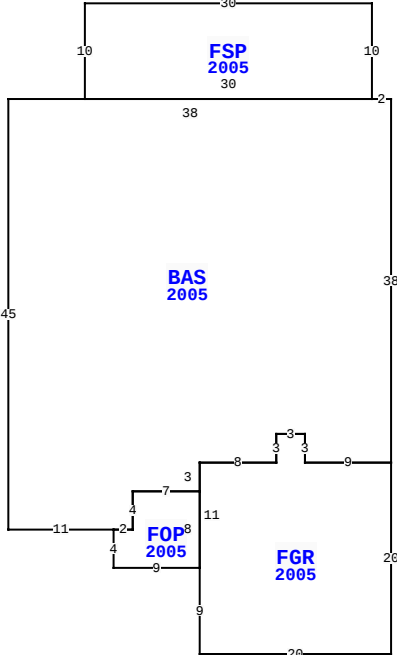
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4055.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,623	100	1,623	145,727
FGR	409	55	225	20,202
FOP	64	30	19	1,706
FSP	300	40	120	10,774
TOTALS	2,396		1,987	178,410

TOTALS		2,396		1,987		178,410	
EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0811	CONCRETE B	0	100	0	0	
2	0810	CONCRETE A	0	100	5	4	
</							

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R				
1	000100	C	SFR	100	000				
REVIEW DATE		05/26/2020		BY	NWX				

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,987	105.8400	95.52	189,798	2005	2010	0	0	0	6.00	94.00	
1 SINGLE FAM - 100% - 2006 Heated Area: 1623 HX Base Yr 2006													
													
BLD DATE	04/04/2023						NW	LGL DATE					
XF DATE								LAND DATE					
INC DATE								AG DATE					

87210 KIPLING DR, YULEE

NASSAU COUNTY PROPERTY													
VALUATION SUMMARY												PAGE 1 of 1	
VALUATION BY												STANDARD	
Tax Group: 4												Tax Dist:	
BUILDING MARKET VALUE												178,410	
TOTAL MARKET OB/XF VALUE												3,190	
TOTAL LAND VALUE - MARKET												45,000	
TOTAL MARKET VALUE												226,600	
SOH/AGL Deduction												92,423	
ASSESSED VALUE												134,177	
TOTAL EXEMPTION VALUE												50,000	
BASE TAXABLE VALUE												84,177	
TOTAL JUST VALUE												226,600	
NCON VALUE												0	
INCOME VALUE													
PREVIOUS YEAR MKT VALUE												210,503	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20002845	REPAIR/RRF	10,000	04/15/2020
B0515303	NEW CONSTR	0	01/01/2005

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1407/1445	4/27/2006	QC	U	I	01	100			
GRANTOR: DENGLE LAWRENCE P									
GRANTEE: DENGLE LAWRENCE P									
1375/1634	12/21/2005	WD	Q	I		161,600			
GRANTOR: MARONDA HOMES INC									
GRANTEE: DENGLE LAWRENCE P									

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

BUILDING DIMENSIONS									
BAS=[YR=2005] W2 FSP=[YR=2005] N10 W30 S10 E30\$ W38 S45 E11 FOP=[YR=2005] S4 E9 FGR=[YR=2005] S9 E20 N20 W9 N3 W3 S3 W8 S11\$ N8 W7 S4 W2\$ E2 N4 E7 N3 E8 N3 E3 S3 E9 N38\$.									