

PT OF LOT 2
IN OR 1735/915
R583908 & R583904

HONTZ ROBERT & NICOLE
87309 LENTS RD
YULEE, FL 32097

2023

37-3N-27-4680-0002-0080



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 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	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100

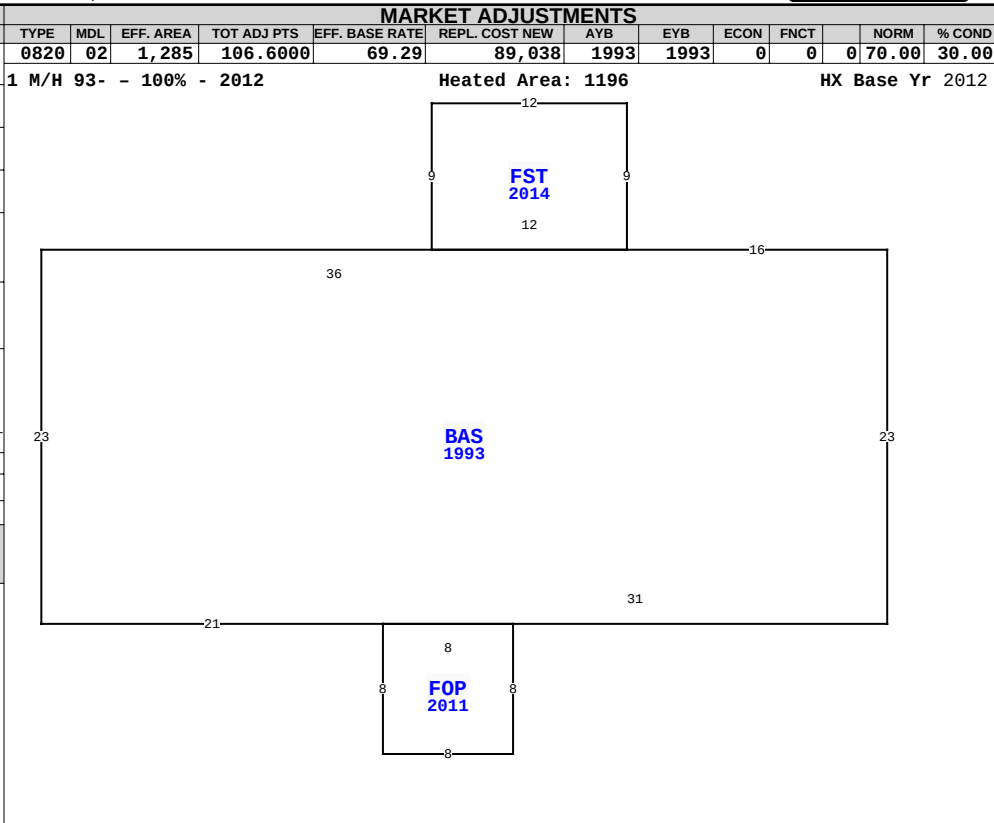
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4031.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100	1,196	24,861
FOP	64	30	19	395
FST	108	65	70	1,455

TOTALS	1,368		1,285	26,711
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
2	1242	WD DECK A	0 100	8	14	112.00	SF	10.00	
3	0351	CARPORT MT	0 100	18	20	360.00	SF	10.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	NOTES
1	000102	C	SFR/MH	100		OR	0.00	0.00	



BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

87309 LENTS RD, YULEE	06/20/2023	MLU
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TOTAL OB/XF									
2,596									

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 4
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	26,711		
TOTAL MARKET OB/XF VALUE	2,596		
TOTAL LAND VALUE - MARKET	92,800		
TOTAL MARKET VALUE	122,107		
SOH/AGL Deduction	79,615		
ASSESSED VALUE	42,492		
TOTAL EXEMPTION VALUE	HX HB 25,000		
BASE TAXABLE VALUE	17,492		
TOTAL JUST VALUE	122,107		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	91,425		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24721	CARPORT	14,062	05/01/2011

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1735/0915	4/29/2011	WD U	I	I	38	40,000	
GRANTOR: DIXON GAYLE BULLS							
GRANTEE: HONTZ ROBERT & NICO							
1735/0912	8/19/2005	WD U	I	I	07	100	
GRANTOR: WILDER DARRYL W & SAN							
GRANTEE: DIXON GAYLE BULLS							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W16 FST=[YR=2014] N9 W12 S9 E12\$ W36 S23E21 FOP=[YR=2011] S8E8 N8 W8 \$E31 N23\$.									