

LOT 151
IN OR 1525/951
HERON ISLES PHASE #1 PB 7/40

KEITH ANDRAE D & KRISTEN M
96009 GRAY HERON CT
YULEE, FL 32097

2023

37-3N-28-0740-0151-0000



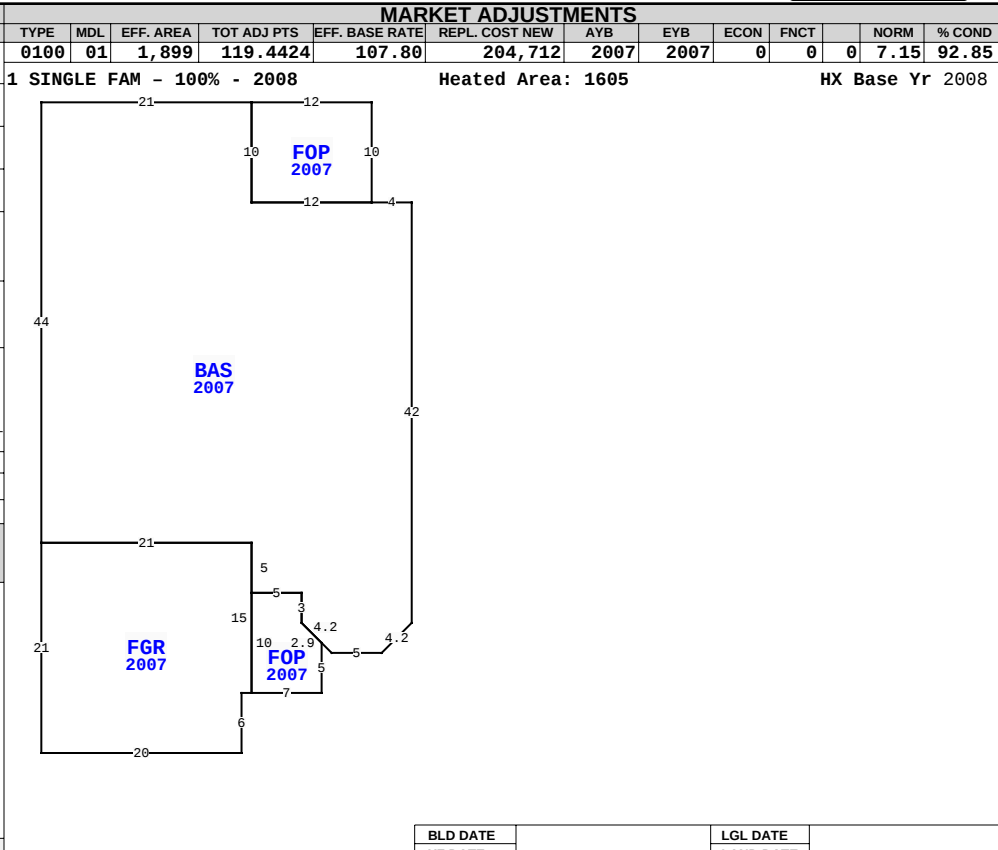
BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	05 AVERAGE 70
Exterior Wall	16 WD FR STUC 30
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 70
Interior Floo	15 HARDTILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR 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	05	Quality Level 05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4038.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,605	100	1,605	160,648
FGR	435	55	239	23,922
FOP	62	30	19	1,902
FOP	120	30	36	3,604
TOTALS	2,222		1,899	190,075

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0 100	38	16	608.00	SF	6.50	6.50	100	2007
2	0810	CONCRETE A	0 100	15	3	45.00	SF	6.50	6.50	100	2007

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100	0006	PUD	0.00	0.00	1.00	LT	



TOTAL OB/XF 3,777											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100	0006	PUD	0.00	0.00	1.00	LT	

TOTAL OB/XF 3,777											
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1	000100	C	SFR	100	0006	PUD	0.00	0.00	1.00	LT	

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 4						Tax Dist:					
BUILDING MARKET VALUE						190,075					
TOTAL MARKET OB/XF VALUE						3,777					
TOTAL LAND VALUE - MARKET						55,000					
TOTAL MARKET VALUE						248,852					
SOH/AGL Deduction						121,820					
ASSESSED VALUE						127,032					
TOTAL EXEMPTION VALUE						50,000					
BASE TAXABLE VALUE						77,032					
TOTAL JUST VALUE						248,852					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						215,420					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E19429	NEW CONSTR	1,900	06/01/2007
M13070	H/AC	0	06/01/2007
C19884	CO ISSUED	183,990	05/01/2007
B19884	NEW CONSTR	183,990	05/01/2007
R10348	REPAIR/RRF	1,500	05/01/2007

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1525/0951	9/17/2007	WD	Q	I		172,700	
GRANTOR: RICHMOND AMERICAN HOM							
GRANTEE: KEITH ANDRAE D & KR							
1381/0695	1/12/2006	WD	U	V	19	270,000	
GRANTOR: HERON ISLES JOINT VEN							
GRANTEE: RICHMOND AMERICAN H							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2007] W4 FOP=[YR=2007] N10W12S10 E12SW12N10W21S44											
FGR=[YR=2007] S21 E20N6E1 FOP=[YR=2007] E7N5 L2 U2 N3 W5S10\$											
N15W21\$E21S5E5S3 D3 R3 E5 U3 R3 N42\$.											