

LINDSEY CHRISTOPHER R & ALINA
96018 CADE ST
YULEE, FL 32097

37-3N-28-0740-0168-0000

BUILDING CHARACTERISTICS

ELEMENT	CD			
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 60		
Interior Floo	13	LVT/LAMNT 40		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
Bathrooms		2 100		
Frame Stories	02	WOOD FRAME 100		
Units	1.	1. 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	1,359	100	1,359	140,690
FGR	433	55	238	24,639
FOP	25	30	8	828
FOP	80	30	24	2,484
TOTALS	1,897		1,629	168,641

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,629	124.2054	112.10	182,611	2006	2006	0	0	0	7.65	92.35

1 SINGLE FAM - 100% - 2022
Heated Area: 1359
HX Base Yr

96018 CADE ST, YULEE

The map shows a residential neighborhood with streets including Cade St, Yulee Ave, and others. The subject property is located at 96018 Cade St, Yulee, FL. It is a single-family home with a heated area of 1359 sq ft. The map also shows neighboring properties with their respective owners and addresses.

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4		Tax Dist:
BUILDING MARKET VALUE		168,641
TOTAL MARKET OB/XF VALUE		4,079
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		227,720
SOH/AGL Deduction		0
ASSESSED VALUE		227,720
TOTAL EXEMPTION VALUE		13
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		227,720
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		197,643

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2475/1905	7/01/2021	WD Q	I	01		230,000

GRANTOR: RABOIN DANIEL & MICHE
GRANTEE: LINDSEY CHRISTOPHER
2250/1694 1/25/2019 WD Q I 01 190,000
GRANTOR: ARNOLD MICHAEL JEREMY
GRANTEE: RABOIN DANIEL & MIC

BUILDING NOTES

BUILDING DIMENSIONS

FGR=[YR=2006] N23 BAS=[YR=2006] N47 W22 FOP=[YR=2006]
W8S10E8N10S\$10W8S32 FOP=[YR=2006] S5 E5 N5 W5E5 S8 R2 D3
E4 U3 R2 E4 N3 E13\$W13 S3 W4 L2 D3 W1 S17 E20\$.

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	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0006	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

TOTAL OB/XF

4,079

REVIEW DATE 07/24/2017 BY KWX Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 08/02/2023 BY SYS