

LOT 600
IN OR 1946/1561
HERON ISLES #2 PB 7/218

JONES CHARLES L SR & HELEN M
96017 GRAYLON DR
YULEE, FL 32097

2023

37-3N-28-0740-0600-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1 4														
Exterior Wall	05	AVERAGE 70	0100	01	1,980	126.4494	114.12	225,958	2014	2014	0	0	0	3.65	96.35	VALUATION BY STANDARD													
Exterior Wall	16	WD FR STUC 30	1 SINGLE FAM - 100% - 2015													Heated Area: 1681 HX Base Yr 2015													
Roof Structur	03	GABLE/HIP 100														Tax Group: 4 Tax Dist:													
Roof Cover	03	COMP SHNGL 100														BUILDING MARKET VALUE 217,711													
Interior Wall	05	DRYWALL 100														TOTAL MARKET OB/XF VALUE 5,177													
Interior Floo	11	CLAY TILE 80														TOTAL LAND VALUE - MARKET 55,000													
Interior Floo	14	CARPET 20														TOTAL MARKET VALUE 277,888													
Air Condition	03	CENTRAL 100														SOH/AGL Deduction 149,328													
Heating Type	04	AIR DUCTED 100														ASSESSED VALUE 128,560													
Bedrooms	3	100														TOTAL EXEMPTION VALUE HX HB SX 100,000													
Bathrooms	2	100														BASE TAXABLE VALUE 28,560													
Frame	02	WOOD FRAME 100														TOTAL JUST VALUE 277,888													
Stories	1.	1. 100	NCON VALUE 0																										
Units	0	100	INCOME VALUE																										
Occupancy	00	NONE 100	PREVIOUS YEAR MKT VALUE 239,977																										
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	1,681	100	1,681	184,834																									
FGR	428	55	235	25,839																									
FOP	44	30	13	1,430																									
FOP	169	30	51	5,608																									
TOTALS		2,322	1,980	217,711																									
EXTRA FEATURES										96017 GRAYLON DR, YULEE																			
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	OB/XF MKT VALUE	NOTES												
1	0811	CONCRETE B	0	100	0	0	484.00	SF	5.20	5.20	100	2014	2014	3	95	2,391													
2	0476	VF 6 SBPL	0	100	0	0	60.00	LF	32.00	32.00	100	2014	2014	3	89	1,709													
3	0470	VNYL GATE	0	100	0	0	1.00	UT	300.00	300.00	100	2014	2014	3	89	267													
4	0479	VF PICKET	0	100	0	0	91.00	LF	10.00	10.00	100	2014	2014	3	89	810													
LAND DESCRIPTION										TOTAL OB/XF 5,177																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV					
1	000134	C	SFR POND	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000												
REVIEW DATE 08/08/2018 BY KW Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 08/02/2023 BY SYS																													