

BASS CANDACE A
84213 ST PAUL BLVD
YULEE, FL 32097

38-2N-27-1270-0080-0000

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 10003GABLE/HIP 10003COMP SHNGL 10005DRYWALL 10014CARPET 9008SHT VINYL 1003CENTRAL 10004AIR DUCTED 1003 1002 10002WOOD FRAME 1001.1. 1000 10000NONE 100Quality05Quality Level 05DOR CODE0100SINGLE FAMILYMAP NUMMKT AREA04NEIGHBORHOOD/LOC4046.00AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ ASUBAREA MARKET VALUEBAS1,2831001,283122,842FGR3245517817,043FOP24307671PTO14457671TOTALS1,7751,475141,226EXTRA FEATURES84213 ST PAUL BLVD, YULEE

MARKET ADJUSTMENTS

TYPETYPEMDLEFF. AREATOT ADJ PTEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND0100011,475122.2980110.37162,796199519950013.2586.75

Heated Area: 1283HX Base Yr

BLD DATE05/10/2022NW

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 4Tax Dist:

BUILDING MARKET VALUE141,226TOTAL MARKET OB/XF VALUE2,920TOTAL LAND VALUE - MARKET50,000TOTAL MARKET VALUE194,146SOH/AGL Deduction24,306ASSESSED VALUE169,840TOTAL EXEMPTION VALUE0BASE TAXABLE VALUE169,840TOTAL JUST VALUE194,146NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE169,467

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMERSNCDPRICE2044/19595/09/2016WDQI01145,000GRANTOR:DARBY MICHAEL & JACKIGRANTEE:BASS CANDACE A0911/093912/15/1999WDUI0585,300GRANTOR:SECRETARY OF VETERANSGRANTEE:DARBY MICHAEL & JACBUILDING NOTESBUILDING DIMENSIONSBAS=[YR=1995] W24 PT0=[YR=1995] N12 W12 S12 E12\$ W20 S27 E9 S7 E9 FOP=[YR=1995] E8 FGR=[YR=1995] S11 E18 N18 W18 S7\$ N3 W8 S3\$ N3 E8 N4 E18 N27\$.PRINTED 08/02/2023 BY SYS

LAND DESCRIPTION

TOTAL OB/XF2,920

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHF ACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV1000100CSFR0PUD0.000.001.00LT1.001.001.0050,000.0050,000.0050,000

REVIEW DATE05/25/2018BY SBXTotal Acres: 0.00Total Land Value: 50,000Market: 0Agricultural: 0Common: 50,000