

LOT 5
IN OR 1307/283
LOFTON CREEK PB 6/33-36

WELCH DONALD A & RITA A
83263 ST MARK DRIVE
YULEE, FL 32097

2023

38-2N-27-127C-0005-0000



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	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

MAR NUM		MKT AREA	04
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NEIGHBORHOOD/LOC	4046.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,384	100	1,384	131,417
FGR	380	55	209	19,846
FOP	20	30	6	569
FSP	192	40	77	7,311
UOP	24	20	5	475

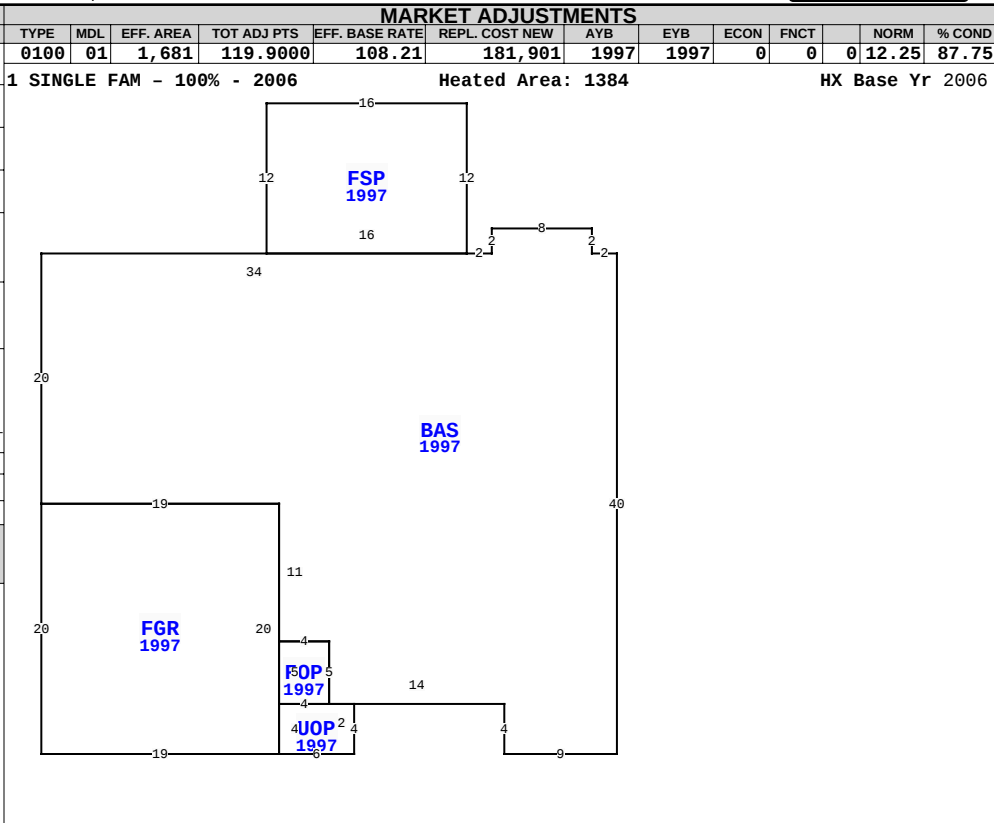
TOTALS	2,000		1,681	159,618
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EXTRA FEATURES

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	1,112.00	SF	5.20	5.20	100	1997	1997	3	75	4,337	
2	0810	CONCRETE A	0	100	4	11	44.00	SF	6.50	6.50	100	1998	1998	3	77	220	
3	0845	KOOL DECK	0	100	0	0	762.00	SF	7.25	7.25	100	1998	1998	3	77	4,254	
4	0861	POOL GUNIT	0	100	28	16	448.00	SF	85.00	85.00	100	1998	1998	3	23	8,758	

LAND DESCRIPTION

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	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							



BLD DATE	05/10/2022	NW	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

83263 ST MARK DR, YULEE									
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NASSAU COUNTY PROPERTY

VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		159,618
TOTAL MARKET OB/XF VALUE		17,569
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		227,187
SOH/AGL Deduction		97,407
ASSESSED VALUE		129,780
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		79,780
TOTAL JUST VALUE		227,187
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		194,725

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B985634	XFOB	4,500	12/01/1998
B974525	SWIM POOL	10,000	01/07/1998
974161	NEW CONSTR	51,791	08/01/1997

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BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1997] W2 N2 W8 S2 W2 FSP=[YR=1997] N12 W16 S12 E16\$ W34 S20 FGR=[YR=1997] S20 E19 UOP=[YR=1997] E6 N4 W2 FOP=[YR=1997] N5 W4 S5 E4\$ W4 S4\$ N20 W19\$ E19 S11 E4 S5 E14 S4 E9 N40\$.						