LOT 19
IN OR 983/1567
LOFTON CREEK PB 6/33-36

DAUGHTRY VICKY A
2216 KENSINGTON LN
ORANGE PARK, FL 32073

2023

38-2N-27-127C-0019-0000

NASSAU COUNTY PROPERTY

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 80
Interior Floo	08	SHT VINYL 20
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

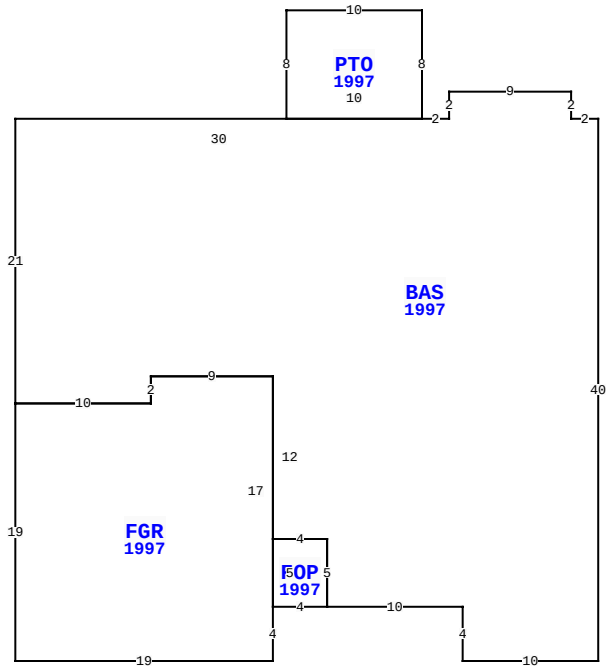
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4046.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,283	100	1,283	124,258
FGR	379	55	208	20,145
FOP	20	30	6	581
PTO	80	5	4	387
TOTALS	1,762		1,501	145,371

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,501	122.2980	110.37	165,665	1997	1997	0	0	0	12.25	87.75

1 SINGLE FAM – 0% - 2023 Heated Area: 1283 HX Base Yr



84074 ST JAMES CT, YULEE

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

NASSAU COUNTY PROPERTY — VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	145,371
TOTAL MARKET OB/XF VALUE	2,687
TOTAL LAND VALUE - MARKET	50,000
TOTAL MARKET VALUE	198,058
SOH/AGL Deduction	0
ASSESSED VALUE	198,058
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	198,058
TOTAL JUST VALUE	198,058
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	172,827

PERMIT NUM	DESCRIPTION	AMT	ISSUED
973876	NEW CONSTR	68,500	04/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2588/1843	9/03/2022	SW	U	I	11	100
GRANTOR: TAYLOR JAMES L						
GRANTEE: DAUGHTRY VICKY A						
0983/1567	4/30/2001	WD	U	I	05	120,800
GRANTOR: SECRETARY OF VETERNS						
GRANTEE: TAYLOR JAMES L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1997] W2 N2 W9 S2 W2 PTO=[YR=1997] N8 W10 S8 E10 $ W30 S21 FGR=[YR=1997] S19 E19 N4 FOP=[YR=1997] E4 N5 W4 S5 $ N17 W9 S2 W10 $ E10 N2 E9 S12 E4 S5 E10 S4 E10 N40 $.

EXTRA FEATURES

LN	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	0	0	0	689.00	SF	5.20	5.20	100	1997	1997	3	75	2,687	

LAND DESCRIPTION

TOTAL OB/XF 2,687

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 05/25/2018 BY SBX Total Acres: 0.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 08/02/2023 BY SYS