

LOT 27
IN OR 1789/1017
LOFTON CREEK PB 6/33-36

CUMBERLAND RICHARD & JENNIFER A
85067 ST JOHN CT
YULEE, FL 32097

2023

38-2N-27-127C-0027-0000



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 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	1,325	100	1,325	128,326
FGR	380	55	209	20,241
FOP	20	30	6	581
PTO	168	5	8	775

TOTALS 1,893 1,548 149,924

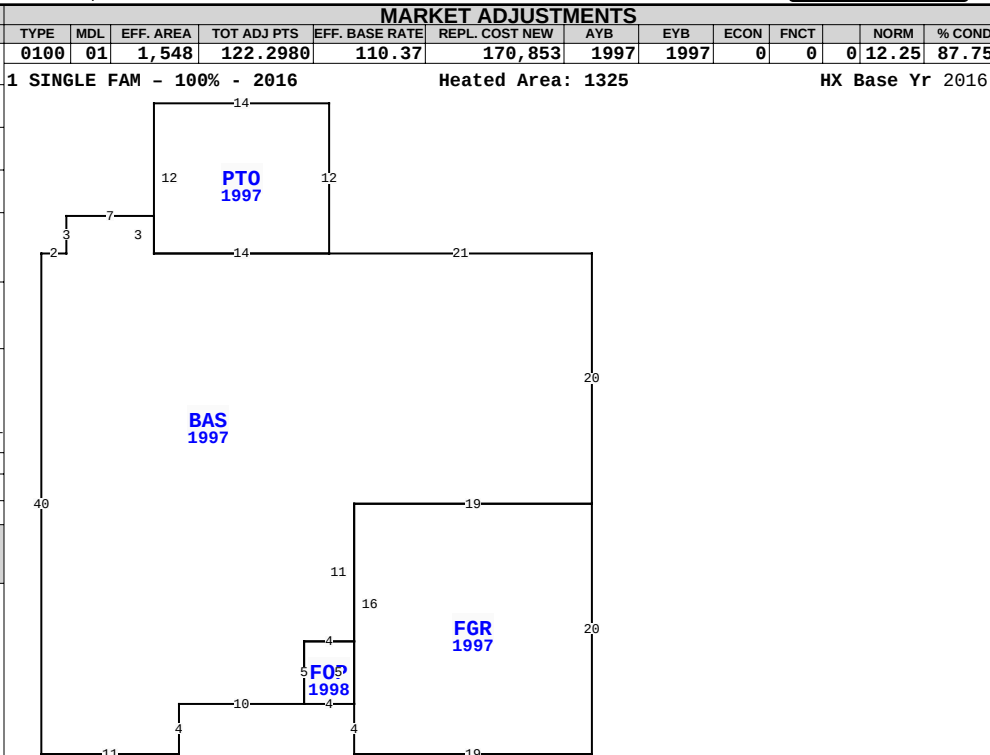
EXTRA FEATURES

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	666.00	SF	5.20	5.20	100	1997	1997	3	75	2,597	

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							

REVIEW DATE 05/25/2018 BY SBX



85067 ST JOHN CT, YULEE

BLD DATE 05/10/2022 NW
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

D

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NASSAU COUNTY PROPERTY										PAGE 1 of 1			
VALUATION SUMMARY													
VALUATION BY						STANDARD							
Tax Group: 4						Tax Dist:							
BUILDING MARKET VALUE						149,924							
TOTAL MARKET OB/XF VALUE						2,597							
TOTAL LAND VALUE - MARKET						50,000							
TOTAL MARKET VALUE						202,521							
SOH/AGL Deduction						78,992							
ASSESSED VALUE						123,529							
TOTAL EXEMPTION VALUE						HX HB		50,000					
BASE TAXABLE VALUE						73,529							
TOTAL JUST VALUE						202,521							
NCON VALUE						0							
INCOME VALUE													
PREVIOUS YEAR MKT VALUE						176,587							
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