LOT 60
IN OR 794/1613
LOFTON CREEK PB 6/33-36

DERRICOTTE JUNNETTE B
PO BOX 141
YULEE, FL 32041

2023

38-2N-27-127C-0060-0000

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

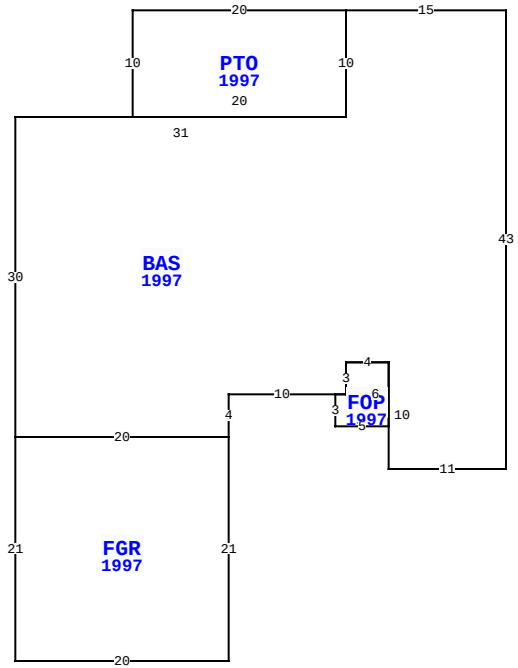
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4046.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,491	100	1,491	140,282
FGR	420	55	231	21,734
FOP	27	30	8	753
PTO	200	5	10	941
TOTALS	2,138		1,740	163,709

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,740	118.8000	107.22	186,563	1997	1997	0	0	0	12.25	87.75

1 SINGLE FAM – 100% - 2019 Heated Area: 1491 HX Base Yr 2019



83024 ST MARK DR, YULEE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		163,709
TOTAL MARKET OB/XF VALUE		3,185
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		216,894
SOH/AGL Deduction		71,757
ASSESSED VALUE		145,137
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		95,137
TOTAL JUST VALUE		216,894
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		188,391

PERMIT NUM	DESCRIPTION	AMT	ISSUED
963516	NEW CONSTR	71,125	12/01/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2225/1281	9/13/2018	FJ	U	I	11	0
GRANTOR: CLERK OF COURT						
GRANTEE: DERRICOTTE JUNNETTE						
1826/0766	11/26/2012	CT	U	I	18	100
GRANTOR: CLERK OF COURT						
GRANTEE: DEUTSCHE BANK NATIO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1997] W15 PTO=[YR=1997] W20 S10 E20 N10 $ S10 W31 S30 FGR=[YR=1997] S21 E20 N21 W20 $ E20 N4 E10 FOP=[YR=1997] S3 E5 N6 W4 S3 W1 $ E1 N3 E4 S10 E11 N43 $.

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	100	0	0	839.00	SF	5.20	5.20	100	1996	1996	3	73	3,185	

LAND DESCRIPTION

TOTAL OB/XF 3,185

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	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 Total Acres: 0.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 08/02/2023 BY SYS