



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 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		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4031.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,130	100	2,130	170,136
FCP	945	25	236	18,851
FSP	120	40	48	3,834
FSP	921	40	368	29,395
TOTALS	4,116		2,782	222,215

EXTRA FEATURES											
L N	OB/XF	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
3	0803	ASPHALT C	0 100	0	0	3,800.00	SF	2.00	2.00	100	1989
4	0810	CONCRETE A	0 100	14	9	126.00	SF	6.50	6.50	100	1989

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100		OR	130.00	498.00	1.50	AC	1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,782	106.0000	95.66	266,126	1989	1989	0	0	16.50	83.50
1 SINGLE FAM - 100% - 2008											
Heated Area: 2130											
HX Base Yr 2008											
87362 HAVEN RD, YULEE											
BLD DATE 06/01/2007 JM LGL DATE 06/20/2023 MLU XF DATE 06/01/2007 M LAND DATE INC DATE AG DATE											

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY										PAGE 1 of 2	
VALUATION BY										STANDARD	
Tax Group: 4										Tax Dist:	
BUILDING MARKET VALUE										245,517	
TOTAL MARKET OB/XF VALUE										4,287	
TOTAL LAND VALUE - MARKET										120,000	
TOTAL MARKET VALUE										369,804	
SOH/AGL Deduction										165,481	
ASSESSED VALUE										204,323	
TOTAL EXEMPTION VALUE										50,000	
BASE TAXABLE VALUE										154,323	
TOTAL JUST VALUE										369,804	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										311,563	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
5284	NEW CONSTR	49,533	11/08/1988
5497	NEW CONSTR	2,000	11/08/1988
2797	H/AC	1,900	11/08/1988

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0936/0956	6/15/2000	WD	U	I		150,000	
GRANTOR: TAYLOR DENNY O SR & F							
GRANTEE: BROWN JESSE JR & CH							
0358/0296	4/01/1982	AD	Q	V		4,000	
GRANTOR:							
GRANTEE:							

BUILDING NOTES											
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BUILDING DIMENSIONS											
FSP=[YR=1999] W12 S18 W3 FCP=[YR=1999] W40 S30 BAS=[YR=1993] W10 S45 E20 FSP=[YR=1999] E15 N8 W15 S8\$ N8 E15 S8 E15 N45 W40\$ E25 N17 E15 N13\$ S13 W15 S17 E30 N48\$.											

BROWN JESSE V JR & CHARENE S
87362 HAVEN RD
YULEE, FL 32097

2023

38-3N-27-4690-0043-0000

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