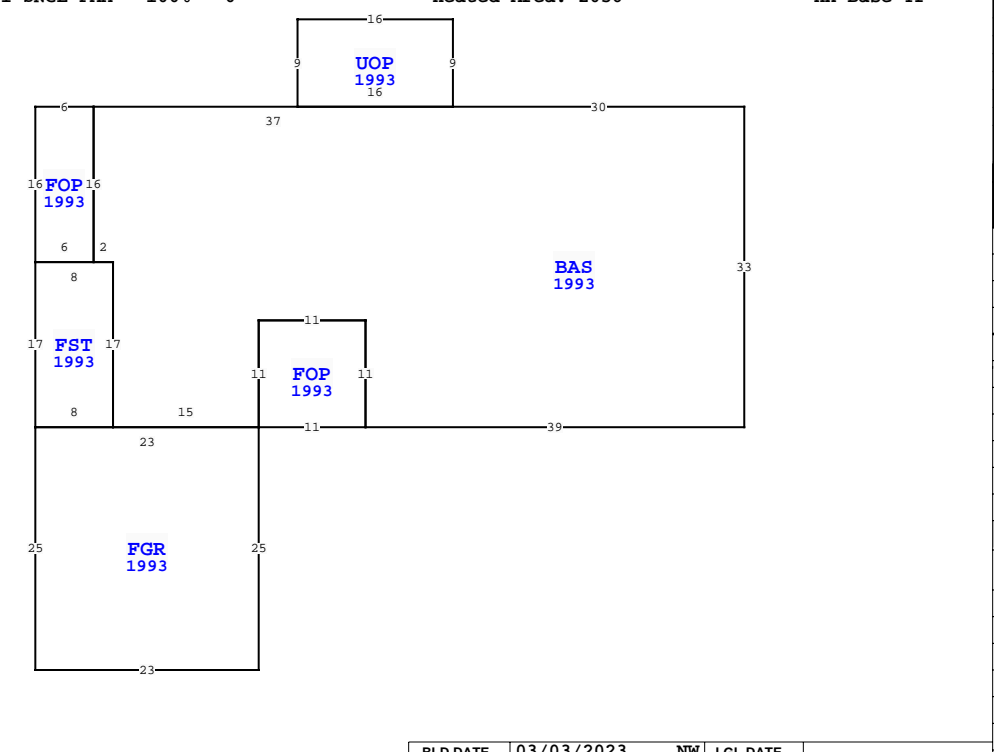




ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	2,541	110.8992	131.69	334,624	1976	1996		0	0	22.00	78.00



Quality	02	Quality Level 02		
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	2,056	100	2,056	211,189
FGR	575	55	316	32,459
FOP	96	30	29	2,979
FOP	121	30	36	3,698
FST	136	55	75	7,704
UOP	144	20	29	2,979
TOTALS	3,128		2,541	261,007

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			261,007
TOTAL MARKET OB/XF VALUE			63,605
TOTAL LAND VALUE - MARKET			447,174
TOTAL MARKET VALUE			771,786
SOH/AGL Deduction			503,727
ASSESSED VALUE			268,059
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			218,059
TOTAL JUST VALUE			771,786
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			688,879

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8792	GARAGE	20,500	03/26/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2468/0545	6/06/2021	QC	U	I	11	100

GRANTOR: KURLIN JOHNNY R JR &  
GRANTEE: BRAGG PAMELA & WAND

0206/0702	1/01/1975	WD	U	V		1,500
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GRANTOR:  
GRANTEE:

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	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1976	1976	3	40	1,400	
2	0810	CONCRETE A	0	100	20	600.00	SF	6.50	6.50	100	1985	1985	3	49.5	1,931	
3	0680	POLE SHED	0	100	18	288.00	SF	10.00	10.00	100	1985	1985	3	20	576	
4	0300	BOAT DCK W	0	100	0	424.00	SF	28.00	28.00	100	1980	1980	3	20	2,374	
5	0511	GARAGE CB-	0	100	31	1,271.00	SF	60.00	60.00	100	1993	1993	3	68	51,857	
6	0810	CONCRETE A	0	100	41	820.00	SF	6.50	6.50	100	1993	1993	3	68	3,624	
7	0681	POLE SHED	0	100	12	192.00	SF	15.00	15.00	100	2010	2010	3	64	1,843	

96214 WILL YOUNG RD, YULEE										BLD DATE	03/03/2023	NW	LGL DATE	
										XF DATE			LAND DATE	
										INC DATE			AG DATE	
TOTAL OB/XF													63,605	

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=1993] W30 UOP=[YR=1993] N9 W16 S9 E16 \$ W37 FOP=[YR=1993] W6 S16 FST=[YR=1993] S17 FGR=[YR=1993] S25 E23 N25 FOP=[YR=1993] E11 N11 W11 S11 \$ W23 \$ E8 N17 W8 \$ E6 N16 \$ S16 E2 S17 E15 N11 E11 S11 E39 N33 \$ .												

LAND DESCRIPTION													TOTAL OB/XF												
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	CONSVR	
1	000130	C	SFR WATER	100	0005	RMH	280.00	325.00	280.00	FF	6	0.91	1.00	0.59	2,700.00	1,597.05	447,174								