



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
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 4034.00

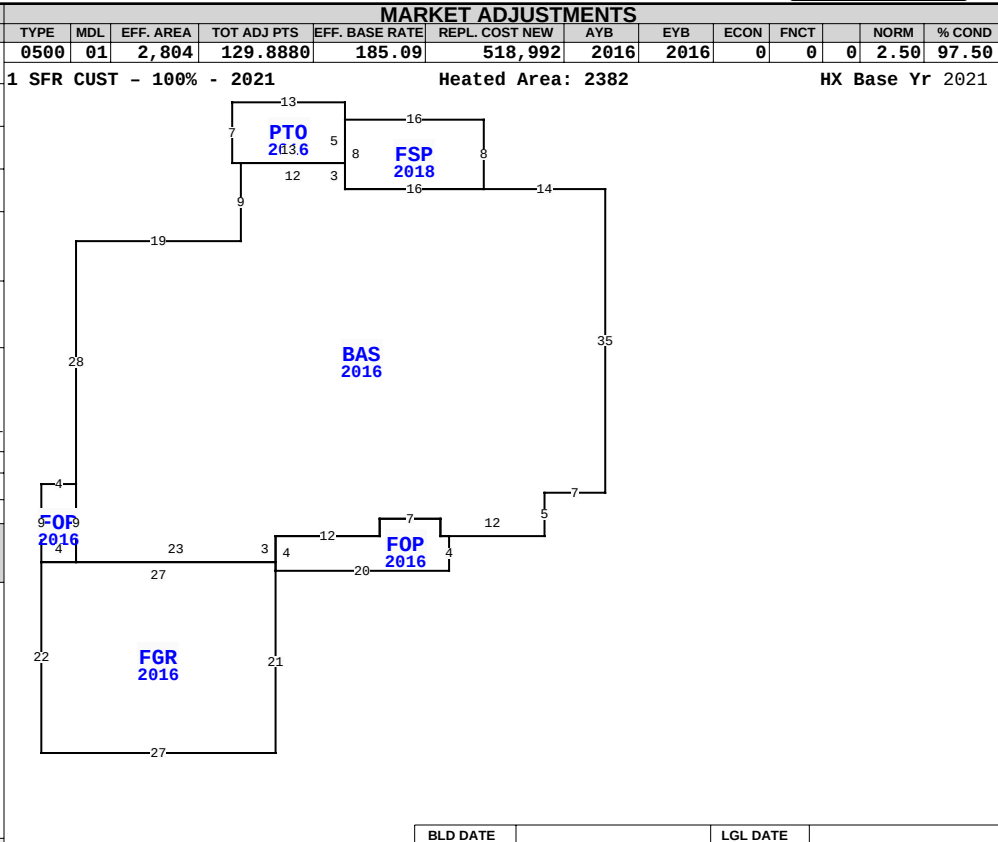
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,382	100	2,382	429,862
FGR	594	55	327	59,011
FOP	36	30	11	1,985
FOP	94	30	28	5,053
FSP	128	40	51	9,204
PTO	91	5	5	902

TOTALS	3,325		2,804	506,017
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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	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2016	2016	3	98	1,960	
2	0855	CONC PAVER	0 100	0	0	820.00	SF	7.00	7.00	100	2016	2016	3	97	5,568	
3	0855	CONC PAVER	0 100	0	0	365.00	SF	7.00	7.00	100	2016	2016	3	97	2,478	
4	0462	ST/AL FNC	0 100	175	0	700.00	SF	10.00	10.00	100	2017	2017	3	87	6,090	
5	0463	FENCE GATE	0 100	0	0	2.00	UT	300.00	300.00	100	2017	2017	3	94	564	

LAND DESCRIPTION			TOTAL OB/XF 16,660													
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
1	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	110,000.00	110,000.00



29124 GRANDVIEW MNR, YULEE

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

06/15/2023 MLU

NASSAU COUNTY PROPERTY				PAGE 1 of 1	4
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE				506,017	
TOTAL MARKET OB/XF VALUE				16,660	
TOTAL LAND VALUE - MARKET				110,000	
TOTAL MARKET VALUE				632,677	
SOH/AGL Deduction				316,845	
ASSESSED VALUE				315,832	
TOTAL EXEMPTION VALUE		HX HB		50,000	
BASE TAXABLE VALUE				265,832	
TOTAL JUST VALUE				632,677	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				501,376	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1632111	CO ISSUED	0	12/14/2016
B1632111	NEW CONSTR	303,220	04/19/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2512/0769	11/09/2021	LE U	I	I	11	100
GRANTOR: TAYLOR STEPHEN W & KA						
GRANTEE: MOORE ANNA & KEELY						
2402/1318	10/16/2020	WD Q	I	I	01	483,500
GRANTOR: HUTCHMAN JAMES F & SU						
GRANTEE: TAYLOR STEPHEN W &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2016] W14 FSP=[YR=2018] N8 W16 PTO=[YR=2016] N2 W13 S7 E13 N5\$ S8 E16\$ W16 N3 W12 S9 W19 S28 FOP=[YR=2016] W4 S9 FGR=[YR=2016] S22 E27 N21 FOP=[YR=2016] E20 N4 W1 N2 W7 S2 W12 S4\$ N1 W27\$ E4 N9\$ S9 E23 N3 E12 N2 E7 S2 E12 N5 E7 N35\$.