LOT 182
IN OR 2098/137
HICKORY VILLAGE #3 PB 6/372

MYLES ARTHUR L
86037 KNOTTED OAK WAY
YULEE, FL 32097

2023

42-2N-27-435H-0182-0000

BUILDING CHARACTERISTICS

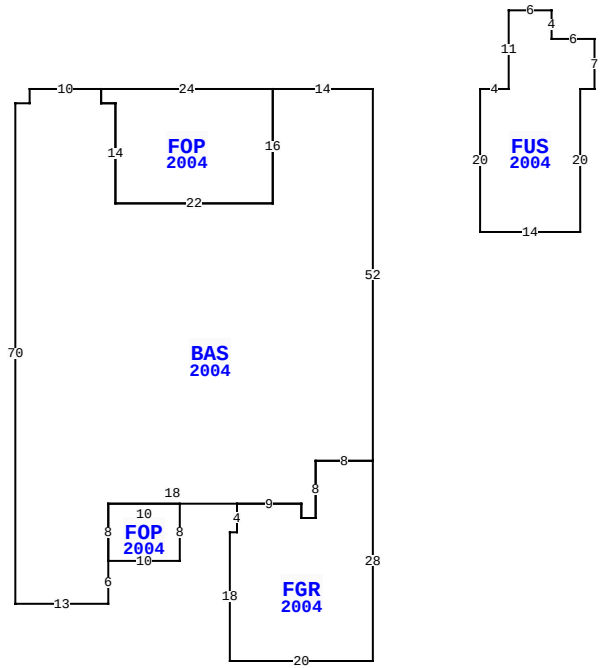
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 70
Exterior Wall	16	WD FR STUC 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4047.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,678	100	2,678	256,940
FGR	480	55	264	25,330
FOP	80	30	24	2,303
FOP	356	30	107	10,266
FUS	388	100	388	37,227
TOTALS	3,982		3,461	332,065

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,461	116.3800	105.03	363,509	2004	2004	0	0	0	8.65	91.35

1 SINGLE FAM – 0% - 0 Heated Area: 3066 HX Base Yr



86037 KNOTTED OAK WAY, YULEE

BLD DATE	03/14/2023 NW	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	332,065
TOTAL MARKET OB/XF VALUE	6,058
TOTAL LAND VALUE - MARKET	55,000
TOTAL MARKET VALUE	393,123
SOH/AGL Deduction	56,117
ASSESSED VALUE	337,006
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	337,006
TOTAL JUST VALUE	393,123
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	318,579

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P037396	NEW CONSTR	0	12/01/2003
E0312161	NEW CONSTR	2,000	12/01/2003
B0312033	NEW CONSTR	217,760	11/01/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2098/0137	1/30/2017	SW	U	I	12	245,000
GRANTOR: FANNIE MAE						
GRANTEE: MYLES ARTHUR L						
2059/1169	7/19/2016	CT	U	I	18	100
GRANTOR: CLERK OF COURT						
GRANTEE: FEDERAL NATIONAL MO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] W14 FOP=[YR=2004] W24 S2 E2 S14 E22 N16$ S16 W22 N14 W2 N2 W10 S2 W2 S70 E13 N6 FOP=[YR=2004] E10 N8 W10 S8$ N8 E18 FGR=[YR=2004] S4 W1 S18 E20 N28 W8 S8 W2 N2 W9 $ E9 S2 E2 N8 E8 N52$ PTR= E15 FUS=[YR=2004] E4 N11 E6 S4 E6 S7 W2 S20 W14 N20$ W15$.

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	0	0	0	775.00	SF	5.20	5.20	100	2004	2004	3	86	3,466	
2	0476	VF 6 SBPL	0	0	0	0	91.00	LF	32.00	32.00	100	2014	2014	3	89	2,592	

LAND DESCRIPTION

TOTAL OB/XF 6,058

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	0		RS-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 06/13/2018 BY SBX Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 08/02/2023 BY SYS