



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 70
Exterior Wall	16	WD FR STUC 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3 100
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	1,951	100	1,951	199,274
FGR	551	55	303	30,948
FOP	37	30	11	1,124
FSP	120	40	48	4,903
FUS	418	100	418	42,694
STR	59	10	6	613

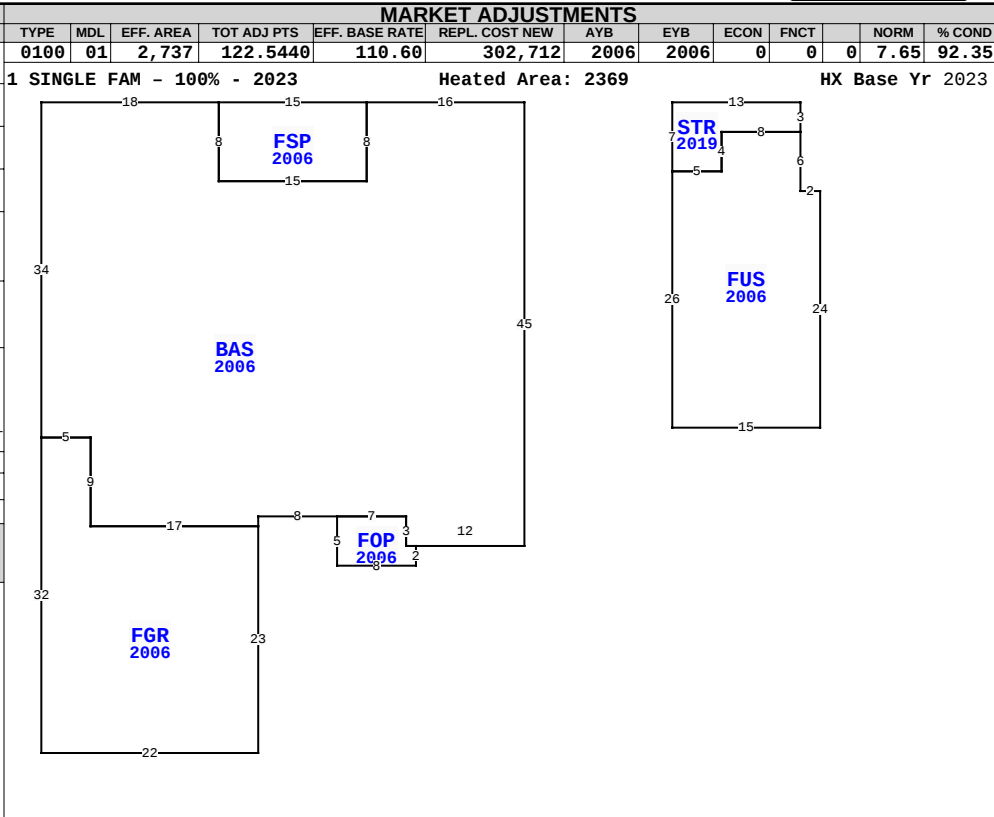
TOTALS	3,136		2,737	279,555
--------	-------	--	-------	---------

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	2006	2006	3	91	1,820	
2	0811	CONCRETE B	0 100	0	0	778.00	SF	5.20	5.20	100	2006	2006	3	88	3,560	
3	0476	VF 6 SBPL	0 100	0	0	148.00	LF	32.00	32.00	100	2006	2006	3	72	3,410	
4	0470	VNYL GATE	0 100	0	0	1.00	UT	300.00	300.00	100	2006	2006	3	72	216	

LAND DESCRIPTION

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	CONSRV
1	000100	C	SFR	100		RS-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							



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

86055 MAPLE LEAF PL, YULEE															
----------------------------	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

NASSAU COUNTY PROPERTY PAGE 1 of 1

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		279,555
TOTAL MARKET OB/XF VALUE		9,006
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		343,561
SOH/AGL Deduction		0
ASSESSED VALUE		343,561
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		293,561
TOTAL JUST VALUE		343,561
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		278,229

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C0516786	CO ISSUED	175,867	02/01/2006
B0516786	NEW CONSTR	175,867	02/01/2006
M10991	MECH OTHER	0	02/01/2006

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C0516786	CO ISSUED	175,867	02/01/2006
B0516786	NEW CONSTR	175,867	02/01/2006
M10991	MECH OTHER	0	02/01/2006

BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2006] W16 FSP=[YR=2006] W15 S8 E15 N8\$ S8 W15 N8 W18 S34 FGR=[YR=2006] S32 E22 N23 W17 N9 W5\$ E5 S9 E17 N1 E8 FOP=[YR=2006] S5 E8 N2 W1 N3 W7\$E7 S3 E12 N45\$ PTR=E15 STR=[YR=2019] E13 S3 FUS=[YR=2006] S6 E2 S24 W15 N26 E5 N4 E8\$ W8 S4 W5 N7\$ W15\$.						