

LOT 3
THE HIDEAWAY #3 REPLAT
PB 7/313

ODEN JAMES WILLARD JR & BONNIE
86035 CAESARS AVE
YULEE, FL 32097

2023

42-2N-27-4371-0003-0000



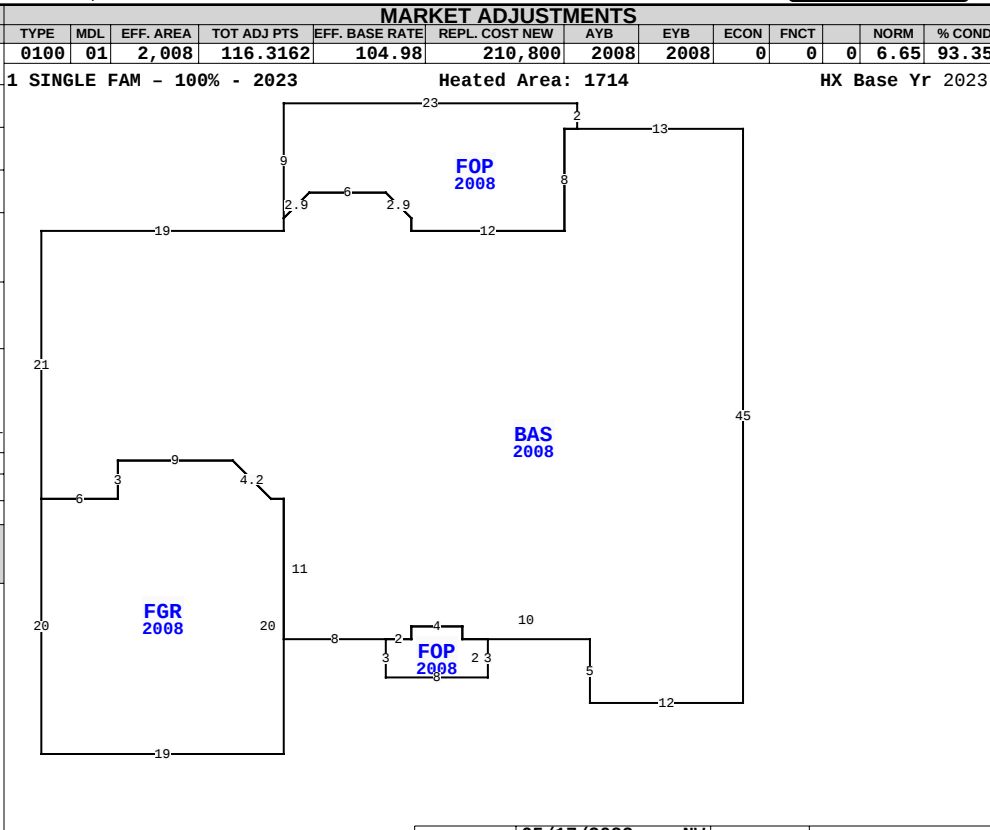
BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	05 AVERAGE 70
Exterior Wall	16 WD FR STUC 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2 100
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	4071.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,714	100	1,714	167,970
FGR	412	55	227	22,245
FOP	28	30	8	784
FOP	196	30	59	5,782
TOTALS	2,350		2,008	196,782

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
1	0811	CONCRETE B	0	100	0	0	705.00	SF	5.20	5.20	100	2008	2008
2	0810	CONCRETE A	0	100	21	3	63.00	SF	6.50	6.50	100	2008	2008

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
1	000100	C	SFR	100	0003		0.00	0.00	1.00	LT		1.00	1.00



BLD DATE	05/17/2022	NW	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

TOTAL OB/XF													
3,668													

NASSAU COUNTY PROPERTY													
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VALUATION SUMMARY													
VALUATION BY												STANDARD	
Tax Group: 4												Tax Dist:	
BUILDING MARKET VALUE												196,782	
TOTAL MARKET OB/XF VALUE												3,668	
TOTAL LAND VALUE - MARKET												50,000	
TOTAL MARKET VALUE												250,450	
SOH/AGL Deduction												0	
ASSESSED VALUE												250,450	
TOTAL EXEMPTION VALUE												50,000	
BASE TAXABLE VALUE												200,450	
TOTAL JUST VALUE												250,450	
NCON VALUE												0	
INCOME VALUE												0	
PREVIOUS YEAR MKT VALUE												216,159	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C21037	CO ISSUED	0	04/16/2009
M13679	3 TON UNIT	0	03/01/2008
R11010	REPAIR/RRF	15,000	02/01/2008
P13025	OTHER	0	02/01/2008
B21037	NEW CONSTR	198,900	02/01/2008

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2584/0530	8/16/2022	WD	Q	I	02	330,000			
GRANTOR: WALTERS DONNA B									
GRANTEE: ODEN JAMES WILLARD									
2089/0490	12/15/2016	QC	U	I	11	100			
GRANTOR: WALTERS JASON E									
GRANTEE: WALTERS DONNA B									

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2008] W13 FOP=[YR=2008] N2 W23 S9 U2 R2 E6 D2 R2 S1 E12 N8 E1\$ W1 S8 W12 N1 U2 L2 W6 D2 L2 S1 W19 S21 FGR=[YR=2008] S20 E19 N20 W1 U3 L3 W9 S3 W6\$ E6 N3 E9 D3 R3 E1 S11 E8 FOP=[YR=2008] S3 E8 N3 W2 N1 W4 S1 W2\$ E2 N1 E4 S1 E10 S5 E12 N45 \$.													