

PT OF LOT 22
W 125 FT OF E 225 FT OF S 231
IN OR 1941/607

NICHOLS LACY D/ABERNATHY RICKEY E
85257 AIRPLANE LN
YULEE, FL 32097

2023

42-2N-27-4500-0022-0010



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05
Exterior Wall	07
Roof Structure	03
Roof Cover	03
Interior Wall	05
Interior Floor	14
Air Condition	03
Heating Type	04
Bedrooms	4
Bathrooms	2
Frame	02
Stories	1
Units	0
BUD8 Adjustme	04
Occupancy	00

Quality	03
DOR CODE	0100

MAP NUM	MKT AREA	04
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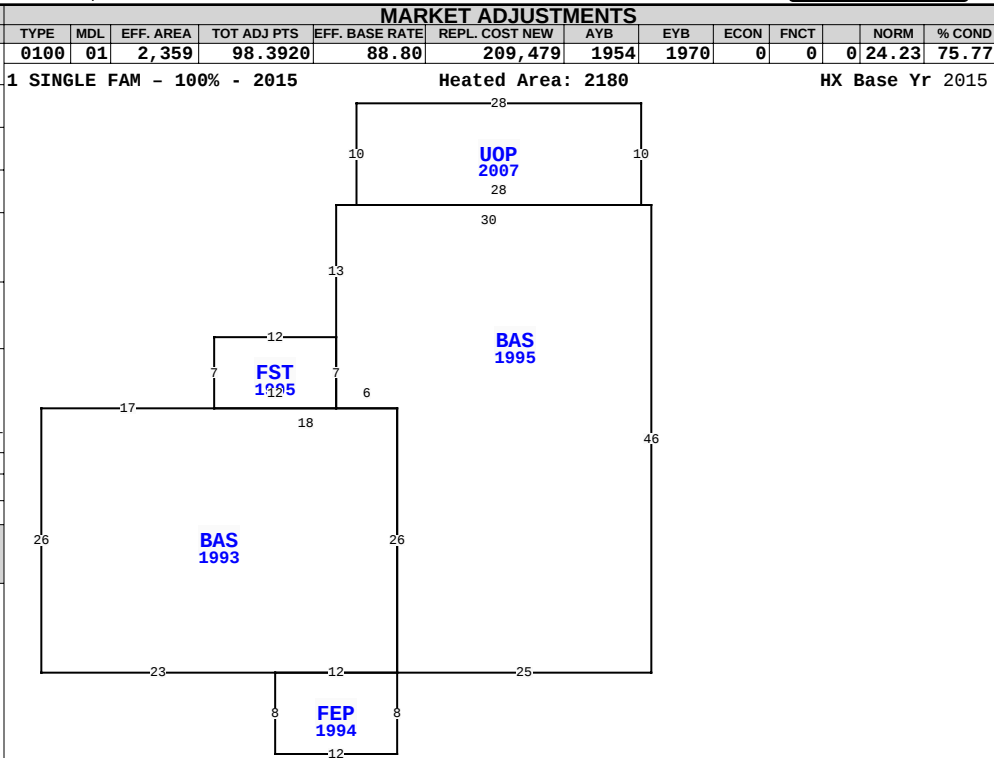
NEIGHBORHOOD/LOC	4048.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	910	100	910	61,228
BAS	1,270	100	1,270	85,450
FEP	96	80	77	5,181
FST	84	55	46	3,095
UOP	280	20	56	3,768

TOTALS	2,640	2,359	158,722
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
3	0510	GARAGE WD-	0	100	27	19	513.00	SF	35.00	35.00	
4	0681	POLE SHED	0	100	11	11	121.00	SF	15.00	15.00	
5	0940	SHEDS/PORT	0	100	6	8	48.00	SF	13.20	13.20	
6	0681	POLE SHED	0	100	12	11	132.00	SF	15.00	15.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	100	0006	OR	125.00	233.00	0.66	AC	



BLD DATE	01/22/2015	KK	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

85257 AIRPLANE LN, YULEE											
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	158,722		
TOTAL MARKET OB/XF VALUE	4,477		
TOTAL LAND VALUE - MARKET	52,800		
TOTAL MARKET VALUE	215,999		
SOH/AGL Deduction	83,013		
ASSESSED VALUE	132,986		
TOTAL EXEMPTION VALUE	50,000		
BASE TAXABLE VALUE	82,986		
TOTAL JUST VALUE	215,999		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	173,316		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
94 0267	REPAIR/RRF	1,200	12/01/1994
94 1349	NEW CONSTR	300	10/01/1994

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1941/0607	10/08/2014	QC	U	I	11
GRANTOR: ABERNATHY RICKEY E					100
GRANTEE: ABERNATHY RICKEY E					
1937/1111	7/17/2013	QC	U	I	11
GRANTOR: ABERNATHY PENNY M					100
GRANTEE: ABERNATHY RICKEY E					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1995] W1 UOP=[YR=2007] N10 W28 S10 E28 \$ W30 S13 FST=[YR=1995] W12 S7 BAS=[YR=1993] W17 S26 E23 FEP=[YR=1994] S8 E12 N8 W12 \$ E12 N26 W18 \$ E12 N7 \$ S7 E6 S26 E25 N46 \$.											