

BLOCK 5 LOT 6
IN OR 713 PG 1105
YULEE WOODS #2 PB 5/83 & 84

KILPATRICK LLOYD MICHAEL
85173 MADELINE ROAD
YULEE, FL 32097-4550

2023

42-2N-27-4612-0005-0060



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 60
Exterior Wall	20	FACE BRICK 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

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	2,217	100	2,217	260,681
FEP	320	80	256	30,102
FGR	789	55	434	51,030
FOP	139	30	42	4,938
PTO	16	5	1	118

TOTALS	3,481		2,950	346,869
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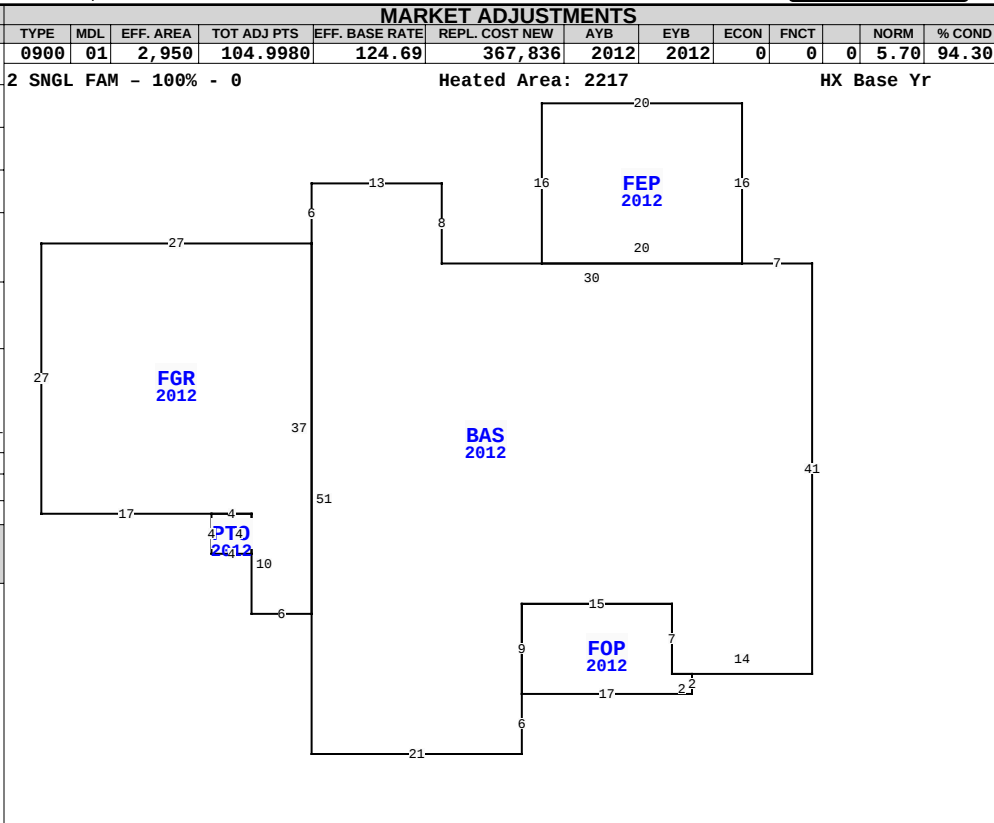
EXTRA FEATURES				
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L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
4	0812	CONCRETE C	0	100	0	0			2,425.00	SF	4.00					
5	0810	CONCRETE A	0	100	0	0			355.00	SF	6.50					
6	0810	CONCRETE A	0	100	0	0			209.00	SF	6.50					
7	0810	CONCRETE A	0	100	40	3			120.00	SF	6.50					
8	1243	WD DECK F	0	100	0	0			608.00	SF	8.00					

LAND DESCRIPTION																
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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	0006	OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00

REVIEW DATE	02/02/2023	BY	NWA
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85173 MADELINE RD, YULEE

BLD DATE	12/07/2012	KK	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

TOTAL OB/XF	16,218
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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	0006	OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

Total Acres: 0.00	Total Land Value: 80,000	Market: 0	Agricultural: 0	Common: 80,000
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NASSAU COUNTY PROPERTY										PAGE 1 of 1				4
VALUATION SUMMARY														

VALUATION BY	STANDARD	
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		346,869
TOTAL MARKET OB/XF VALUE		16,218
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		443,087
SOH/AGL Deduction		251,716
ASSESSED VALUE		191,371
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		141,371
TOTAL JUST VALUE		443,087
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		290,913

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C1226202	C0 ISSUED	0	10/18/2012
M17474	H/AC	0	08/01/2012
B26202	NEW CONSTR	241,990	07/01/2012
E25220	NEW CONSTR	0	07/01/2012
B0209751	XF08	19,602	06/01/2002
B0209313	ADDITION	16,862	01/01/2002

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0713/1105	9/07/1994	QC U	I	06		3,500	
GRANTOR: KILPATRICK KATHLEEN D							
GRANTEE: KILPATRICK LLOYD MI							
0501/0763	10/01/1986	WD	Q	V		11,300	
GRANTOR:							
GRANTEE:							

BUILDING NOTES							
BUILDING DIMENSIONS							
BAS=[YR=2012] W7 FEP=[YR=2012] N16 W20 S16 E20\$ W30 N8 W13 S6 FGR=[YR=2012] W27 S27 E17 PTO=[YR=2012] S4 E4 N4 W4\$ E4 S10 E6 N37\$ S51 E21 N6 FOP=[YR=2012] E17 N2 W2 N7 W15 S9\$ N9 E15 S7 E14 N41\$.							