

BLOCK 5 LOT 13
IN OR 1585/346
WILSON NECK LANDING 2 PB 4/72

SUTTON BYROM E
85351 LANA RD
YULEE, FL 32097

2023

43-2N-27-4648-0005-0130



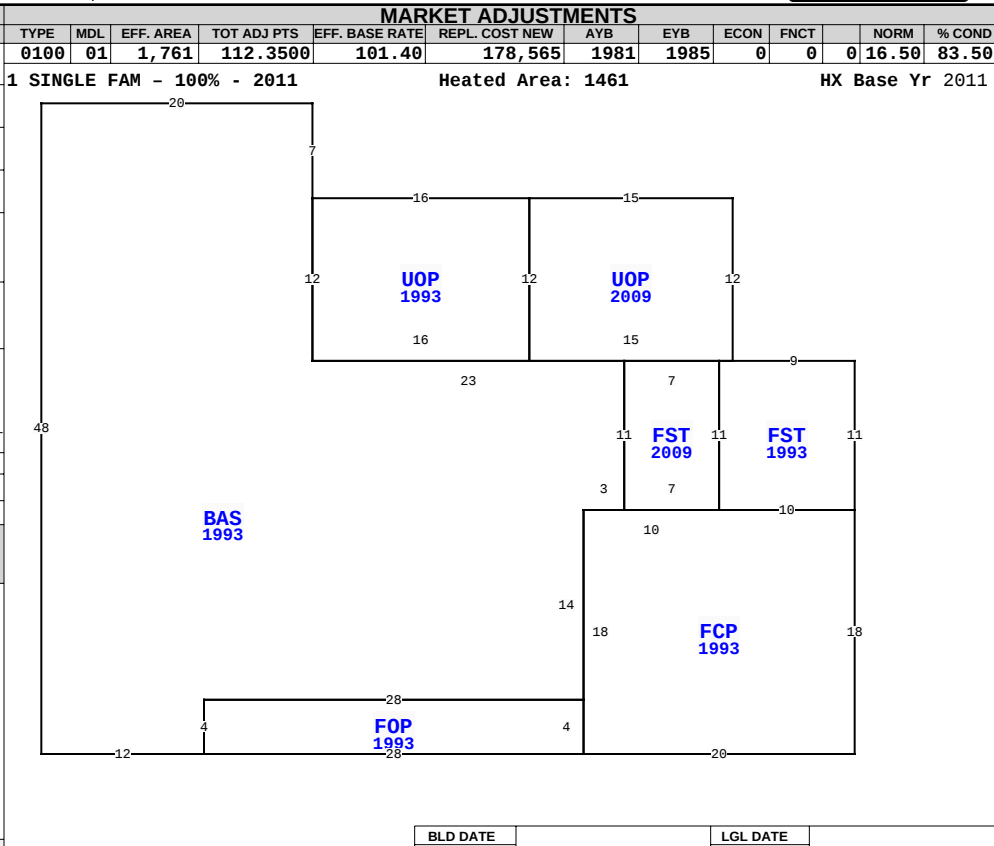
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		04
NEIGHBORHOOD/LOC	4048.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,461	100	1,461	123,701
FCP	360	25	90	7,620
FOP	112	30	34	2,879
FST	110	55	60	5,080
FST	77	55	42	3,556
UOP	192	20	38	3,217
UOP	180	20	36	3,048
TOTALS	2,492		1,761	149,102

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
2	0811	CONCRETE B	0	100	0	0	876.00	SF	5.20	5.20	
3	0510	GARAGE WD-	0	100	24	36	864.00	SF	35.00	35.00	
4	0681	POLE SHED	0	100	12	24	288.00	SF	15.00	15.00	
6	0810	CONCRETE A	0	100	24	5	120.00	SF	6.50	6.50	

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	0.00	0.00	1.00	LT	



85351 LANA RD, YULEE	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF											
9,361	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
80,000.00	80,000.00	80,000									

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	165,482		
TOTAL MARKET OB/XF VALUE	9,361		
TOTAL LAND VALUE - MARKET	80,000		
TOTAL MARKET VALUE	254,843		
SOH/AGL Deduction	125,924		
ASSESSED VALUE	128,919		
TOTAL EXEMPTION VALUE	50,000		
BASE TAXABLE VALUE	78,919		
TOTAL JUST VALUE	254,843		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	204,899		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24003	GARAGE	37,114	10/01/2010

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1585/0346	9/16/2008	QC	U	I	01	100	
GRANTOR: SUTTON BYROM E							
GRANTEE: SUTTON ANNIE M & BY							
1534/1698	11/08/2007	QC	U	I	01	100	
GRANTOR: SUTTON ANNIE M &							
GRANTEE: SUTTON BYROM E							

BUILDING NOTES											
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BUILDING DIMENSIONS
FST=[YR=1993] W9 UOP=[YR=2009] N12 W15 UOP=[YR=1993] W16
BAS=[YR=1993] N7 W20 S48 E12 FOP=[YR=1993] E28
FCP=[YR=1993] E20 N18 W10 FST=[YR=2009] W7 N11 E7 S11 \$ W10
S18 \$ N4 W28 S4 \$ N4 E28 N14 E3 N11 W23 N12 \$ S12 E16 N12 \$
S12 E15 \$ W1 S11 E10 N11 \$.

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