



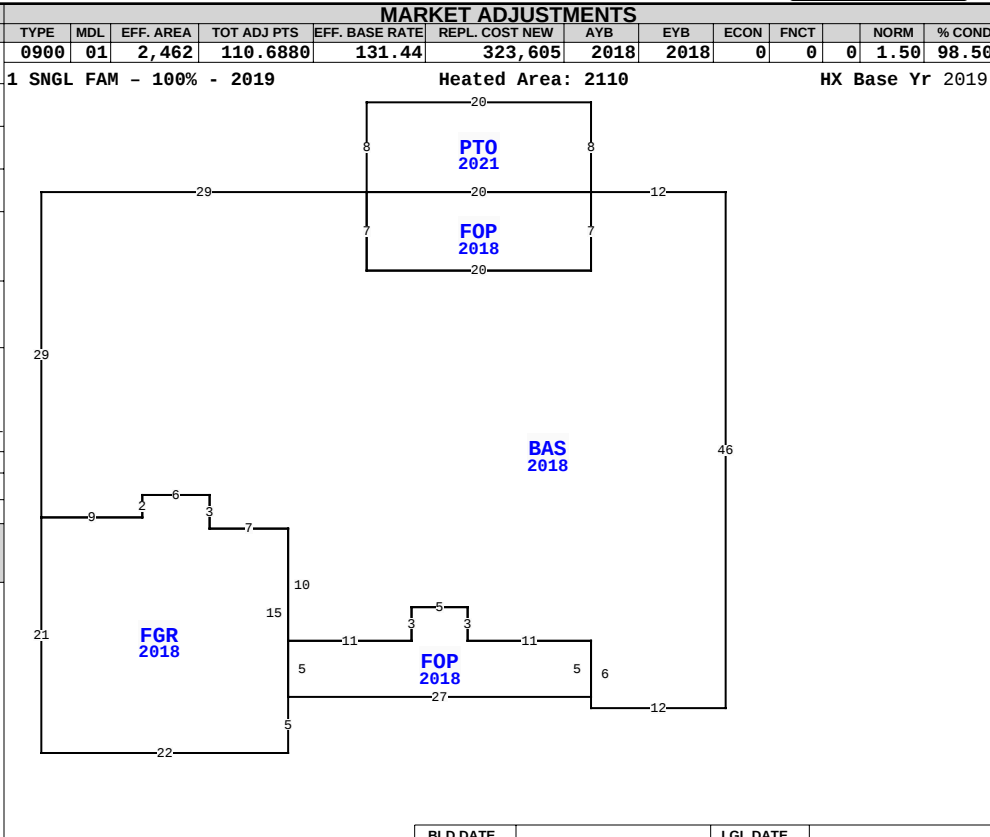
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LVT/LAMMT 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
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
NEIGHBORHOOD/LOC	4032.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,110	100	2,110	273,178
FGR	467	55	257	33,273
FOP	140	30	42	5,437
FOP	150	30	45	5,826
PTO	160	5	8	1,036
TOTALS	3,027		2,462	318,751

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
1	0810	CONCRETE A	0 100	52	3	156.00	SF	6.50	6.50	100	2018	2018	3
2	0812	CONCRETE C	0 100	0	0	2,096.00	SF	4.00	4.00	100	2018	2018	3
3	0940	SHEDS/PORT	0 100	30	12	360.00	SF	18.00	18.00	100	2018	2018	3

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		RS-1	0.00	0.00	1.00	LT		1.00	1.00



97307 LAFFITES WAY, YULEE	BLD DATE		LGL DATE	06/16/2023	MLU
	XF DATE		LAND DATE		
	INC DATE		AG DATE		

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		318,751	
TOTAL MARKET OB/XF VALUE		14,783	
TOTAL LAND VALUE - MARKET		100,000	
TOTAL MARKET VALUE		433,534	
SOH/AGL Deduction		244,141	
ASSESSED VALUE		189,393	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		139,393	
TOTAL JUST VALUE		433,534	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		309,403	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1707573	CO ISSUED	0	02/21/2018
B1707573	NEW CONSTR	265,682	08/22/2017

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
9999/9999	9/29/2015	CN	Q	V	01
GRANTOR: CORBETT JAMES A III					SALE PRICE
GRANTEE: KILPATRICK JASON					
0889/1564	7/02/1999	WD	Q	V	10,000
GRANTOR: EDWARDS FRANKIE L & L					
GRANTEE: CORBETT JAMES A III					

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2018] W12 PTO=[YR=2021] N8 W20 S8 E20\$													
FOP=[YR=2018] W20 S7 E20 N7 \$ S7 W20 N7 W29 S29													
FGR=[YR=2018] S21 E22 N5 FOP=[YR=2018] E27 N5 W11 N3 W5 S3													
W11 S5\$ N15 W7 N3 W6 S2 W9\$ E9 N2 E6 S3 E7 S10 E11 N3 E5 S3													
E11 S6 E12 N46\$.													

TOTAL OB/XF													
14,783													