

LOT 22
EAST NASSAU WILDLIGHT PH 1C-1
REPLAT OR 2484/475

KLINGAMAN ROBERT S & SHANA DENA
567 BUTTONWOOD LOOP
YULEE, FL 32097

2023

44-2N-27-1003-0022-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 70
Interior Floo	14	CARPET 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	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
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NEIGHBORHOOD/LOC	4086.0100
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,258	100	2,258	258,089
FGR	520	55	286	32,690
FOP	152	30	46	5,258
FSP	182	40	73	8,344

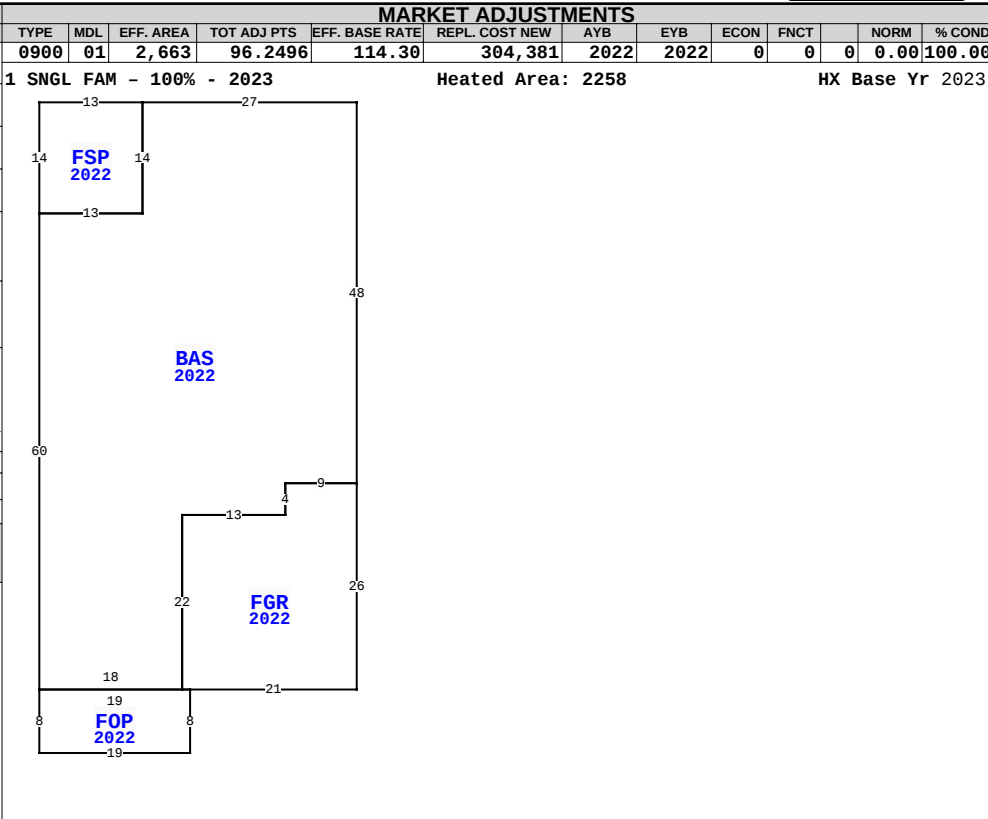
TOTALS	3,112		2,663	304,381
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EXTRA FEATURES

L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0811	CONCRETE B	0	100	0	0	632.00	SF	5.20	5.20	100	2022	2022	3	100	3,286	
2	0476	VF 6 SBPL	0	100	0	0	252.00	LF	32.00	32.00	100	2022	2022	3	100	8,064	
3	0470	VNYL GATE	0	100	0	0	2.00	UT	300.00	300.00	100	2022	2022	3	100	600	

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	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100		PD-ENC	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							



BLD DATE	03/21/2023	NW	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

567 BUTTONWOOD LOOP, YULEE

TOTAL OB/XF																	11,950
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NASSAU COUNTY PROPERTY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		304,381
TOTAL MARKET OB/XF VALUE		11,950
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		376,331
SOH/AGL Deduction		31,407
ASSESSED VALUE		344,924
TOTAL EXEMPTION VALUE	HX HB XM	50,000
BASE TAXABLE VALUE		294,924
TOTAL JUST VALUE		376,331
NCON VALUE		315,375
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		60,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22008968	CO ISSUED	0	06/10/2022
21016832	NEW CONSTR	374,445	12/06/2021

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2572/0287	6/17/2022	SW	Q	I	01	417,000

SALES DATA

GRANTOR: MATTAMY JACKSONVILLE	
GRANTEE: KLINGAMAN ROBERT SC	
2500/1705	9/28/2021 SW Q V 05 981,000
GRANTOR: WILDLIGHT LLC	
GRANTEE: MATTAMY JACKSONVILL	

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2022] W27 FSP=[YR=2022] W13 S14 E13 N14\$ S14 W13 S60
FOP=[YR=2022] S8 E19 N8 FGR=[YR=2022] E21 N26 W9 S4 W13 S22
E1\$ W19\$ E18 N22 E13 N4 E9 N48\$.