

LOT 70
EAST NASSAU WILDLIGHT PH 1C-1
OR 2347/1911

SPRING DECLARATION OF TRUST/SPRING DAVID H TRUSTEE
464 BLUE DAZE STREET
YULEE, FL 32097

2023

44-2N-27-1003-0070-0000



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	11	CLAY TILE 60		
Interior Floo	14	CARPET 40		
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		04	Quality Level 04	
DOR CODE		0100	SINGLE FAMILY	
MAP NUM			MKT AREA	04
NEIGHBORHOOD/LOC		4086.0100		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,388	100	2,388	318,511
FGR	636	55	350	46,683
FOP	178	30	53	7,069
FOP	233	30	70	9,337
TOTALS				

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	2,861	112.3206	133.38	381,600	2022	2022	0	0	0	0.00	100.00

1 SNGL FAM - 100% - 2023

Heated Area: 2388

HX Base Yr 2023

The diagram is a floor plan with three labeled areas: FOP 2022 (top left), BAS 2022 (center), and FGR 2022 (bottom). Dimensions are provided for various segments of the perimeter and internal divisions. The perimeter dimensions, starting from the top left and moving clockwise, are: 13, 17, 7, 12, 3, 48, 21, 20, 3, 9, 3, 21, 10, 14, 5, 6, 8, 18, 12, 20, 12, 10, 21, 16, 11, 9. Internal dimensions include: 17 (top horizontal), 7 (top horizontal), 12 (top horizontal), 3 (top horizontal), 48 (right vertical), 21 (right vertical), 20 (bottom horizontal), 3 (bottom horizontal), 9 (bottom horizontal), 3 (bottom horizontal), 21 (left vertical), 10 (left vertical), 14 (left horizontal), 5 (left horizontal), 6 (left horizontal), 8 (left horizontal), 18 (top horizontal), 12 (top horizontal), 20 (right horizontal), 12 (right horizontal), 10 (right horizontal), 21 (right horizontal), 16 (bottom horizontal), 11 (bottom horizontal), 9 (bottom horizontal).