



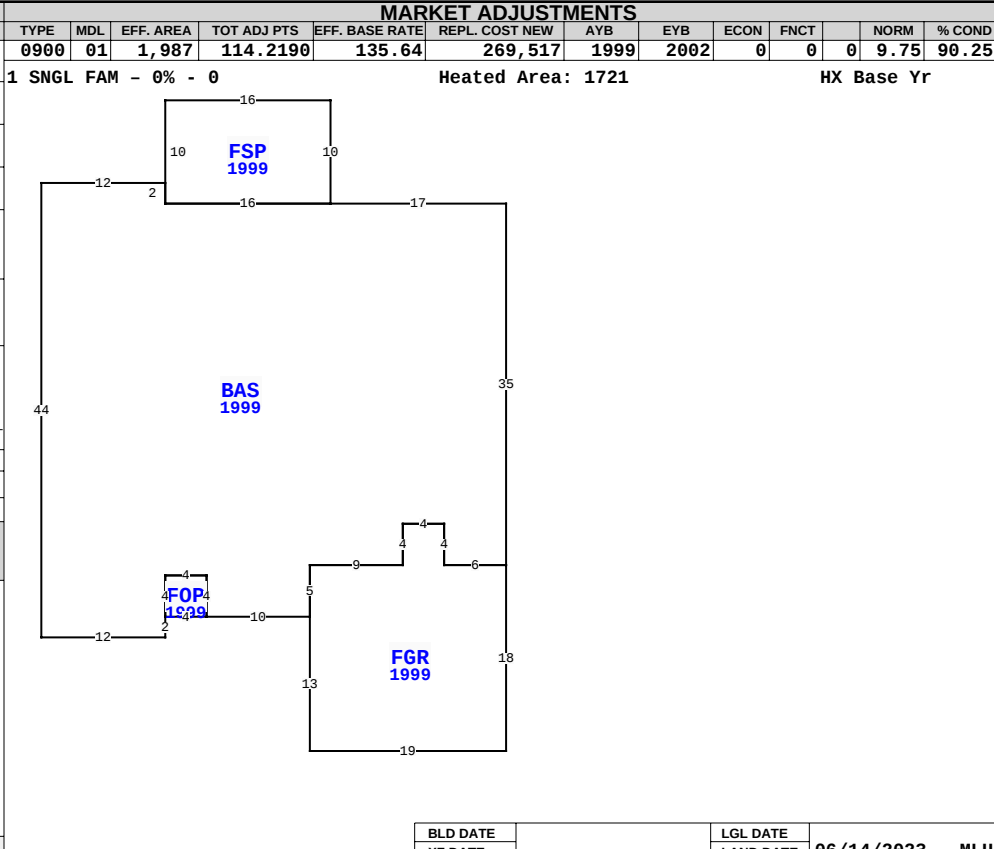
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	4065.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,721	100	1,721	210,676
FGR	358	55	197	24,116
FOP	16	30	5	612
FSP	160	40	64	7,835
TOTALS	2,255		1,987	243,239

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	
2	0810	CONCRETE A	0	0	54	4	216.00	SF	6.50	6.50	
3	0810	CONCRETE A	0	0	0	0	1,708.00	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	000115	C	SFR ACRES	0			0.00	0.00	0.97	AC	



96268 SWEETBRIAR LN, YULEE	BLD DATE		LGL DATE	06/14/2023	MLU
	XF DATE		LAND DATE		
	INC DATE		AG DATE		

TOTAL OB/XF											
											12,820

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 4
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	243,239		
TOTAL MARKET OB/XF VALUE	12,820		
TOTAL LAND VALUE - MARKET	80,704		
TOTAL MARKET VALUE	336,763		
SOH/AGL Deduction	82,115		
ASSESSED VALUE	254,648		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	254,648		
TOTAL JUST VALUE	336,763		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	278,171		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2008984	REPAIR/RRF	0	10/01/2020
996256	NEW CONSTR	79,000	07/01/1999

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0964/0034	12/27/2000	WD	Q	I	
GRANTOR: ASSOCIATES RELOCATION					SALE PRICE 128,000
GRANTEE: HARDY KEVIN M & ROS					
0964/0032	12/27/2000	WD	Q	I	
GRANTOR: YOUNG KURT & APRILE					SALE PRICE 128,000
GRANTEE: ASSOCIATES RELOCATI					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1999] W17 FSP=[YR=1999] N10 W16 S10 E16 \$ W16 N2 W12 S44 E12 N2 FOP=[YR=1999] E4 N4 W4 S4 \$ N4 E4 S4 E10 FGR=[YR=1999] S13 E19 N18 W6 N4 W4 S4 W9 S5 \$ N5 E9 N4 E4 S4 E6 N35 \$.											