

LOT 48
IN OR 974/1740
REPLAT OF GLEN LAUREL PB 6/128

SCOTT WILLIAM S
96031 GLEN LAUREL COURT
YULEE, FL 32097

2023

44-3N-28-528G-0048-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
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	1,674	100	1,674	195,073
FGR	440	55	242	28,201
FOP	40	30	12	1,399
FOP	63	30	19	2,214
SFB	194	80	155	18,062
TOTALS	2,411		2,102	244,948

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
2	0812	CONCRETE C	0	100	0	0	1,736.00	SF	4.00	4.00	
3	0937	WELL	0	100	0	0	1.00	UT	6,000.00	6,000.00	
4	1127	BRICK 8"	0	100	0	0	64.00	SF	11.00	11.00	

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	100			0.00	0.00	1.23	AC	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0900	01	2,102	112.4697	133.56	280,743	2000	2005	0	0	0	12.75	87.25	
1 SNGL FAM - 100% - 2002 Heated Area: 1829 HX Base Yr 2002													
96031 GLEN LAUREL CT, YULEE													
BLD DATE: 06/14/2023 MLU													
XF DATE: 06/14/2023 MLU													
INC DATE: 06/14/2023 MLU													

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		244,948	
TOTAL MARKET OB/XF VALUE		12,224	
TOTAL LAND VALUE - MARKET		98,400	
TOTAL MARKET VALUE		355,572	
SOH/AGL Deduction		205,015	
ASSESSED VALUE		150,557	
TOTAL EXEMPTION VALUE		55,000	
BASE TAXABLE VALUE		95,557	
TOTAL JUST VALUE		355,572	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		295,947	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2103368	ROOF	7,400	03/19/2021
B2002787	(11) WINDOWS	8,000	04/01/2020
B007546	NEW CONSTR	78,420	10/01/2000

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0974/1740	3/12/2001	WD	Q	I		131,300	
GRANTOR: ARNETT PROPERTIES INC							
GRANTEE: SCOTT WILLIAM S & L							
0946/1368	8/24/2000	WD	U	V	09	102,000	
GRANTOR: ATLANTIC BUILDERS INC							
GRANTEE: ARNETT PROPERTIES I							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2000] W12 SFB=[YR=2002] N7 W17 FOP=[YR=2001] W9 S7 E9 N7 \$ S7 E1 S5 E15 N5 E1 \$ W1 S5 W15 N5 W25 S33 FGR=[YR=2000] S20 E22 N20 W22 \$ E33 FOP=[YR=2000] S5 E8 N5 W8 \$ E20 N33 \$.											