

LOT 7
IN OR 2204/1946
CAPTAINS POINTE PB 7/109

HODGES KRISTA/HODGES SCOTT
96183 CAPTAINS POINTE RD
YULEE, FL 32097

2023

45-3N-28-0240-0007-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 100
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

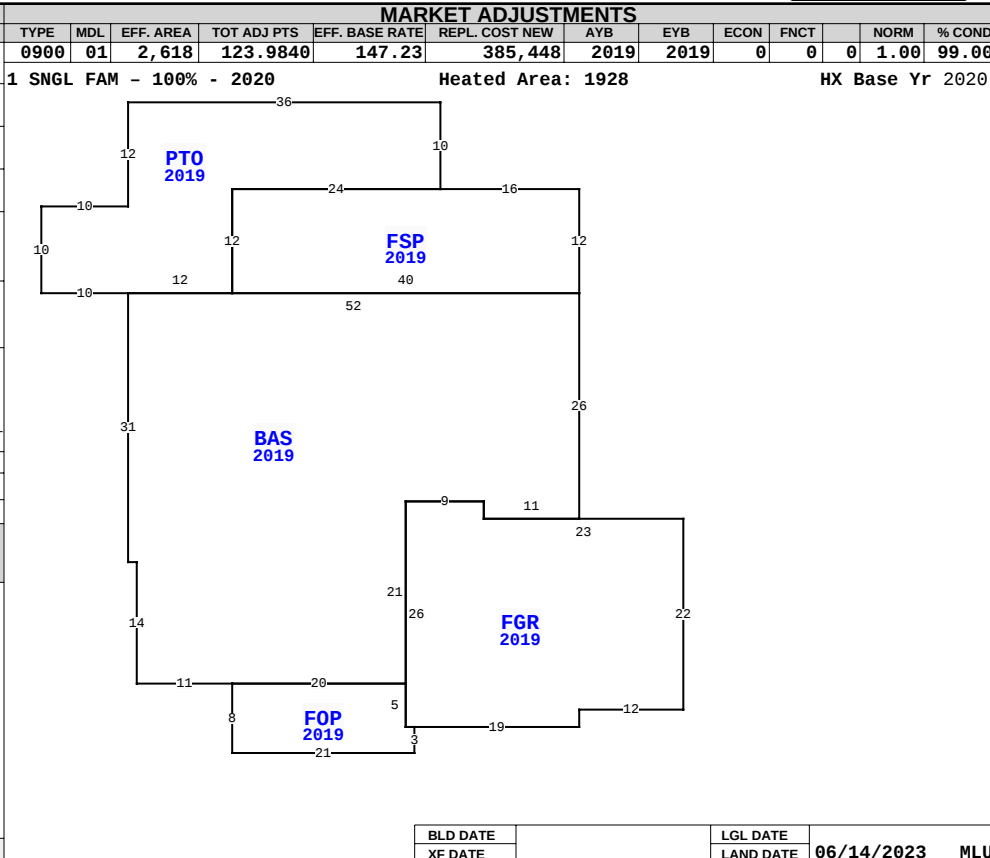
Quality	04	Quality Level 04		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA	04	
NEIGHBORHOOD/LOC	4027.00			

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,928	100	1,928	281,020
FGR	762	55	419	61,072
FOP	163	30	49	7,142
FSP	480	40	192	27,985
PTO	604	5	30	4,373
TOTALS	3,937		2,618	381,594

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
1	000100	C	SFR	100		RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	105,000.00

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1	000100	C	SFR	100		RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	105,000.00

REVIEW DATE 02/14/2023 BY NWA



BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/14/2023
INC DATE		AG DATE	MLU

TOTAL OB/XF															
22,456															

Total Acres: 0.00 Total Land Value: 105,000 Market: 0 Agricultural: 0 Common: 105,000

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4			Tax Dist:
BUILDING MARKET VALUE			381,594
TOTAL MARKET OB/XF VALUE			22,456
TOTAL LAND VALUE - MARKET			105,000
TOTAL MARKET VALUE			509,050
SOH/AGL Deduction			232,297
ASSESSED VALUE			276,753
TOTAL EXEMPTION VALUE			50,000
BASE TAXABLE VALUE			226,753
TOTAL JUST VALUE			509,050
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			442,171

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C1901003	CO ISSUED	0	05/29/2019
B1901003	NEW CONSTR	284,361	01/01/2019

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2204/1946	6/21/2018	QC	U	V	11	100	
GRANTOR: ROBERTSON JOSEPH M &							
GRANTEE: HODGES KRISTA & SCO							
1715/0260	12/06/2010	WD	U	V	11	15,000	
GRANTOR: DEUTSCHE BANK NATIONA							
GRANTEE: ROBERTSON JOSEPH M							

BUILDING NOTES															
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BUILDING DIMENSIONS															
FSP=[YR=2019] W16 PTO=[YR=2019] N10 W36 S12 W10 S10 E10 BAS=[YR=2019] S31 E1 S14 E11 FOP=[YR=2019] S8 E21 N3 FGR=[YR=2019] E19 N2 E12 N22 W23 N2 W9 S26 E1\$ W1 N5 W20\$ E20 N21 E9 S2 E11 N26 W52\$ E12 N12 E24 \$ W24 S12 E40 N12\$.															

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