



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	16	WD FR STUC 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 70
Interior Wall	05	DRYWALL 30
Interior Floo	09	PINE WOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4031.00		

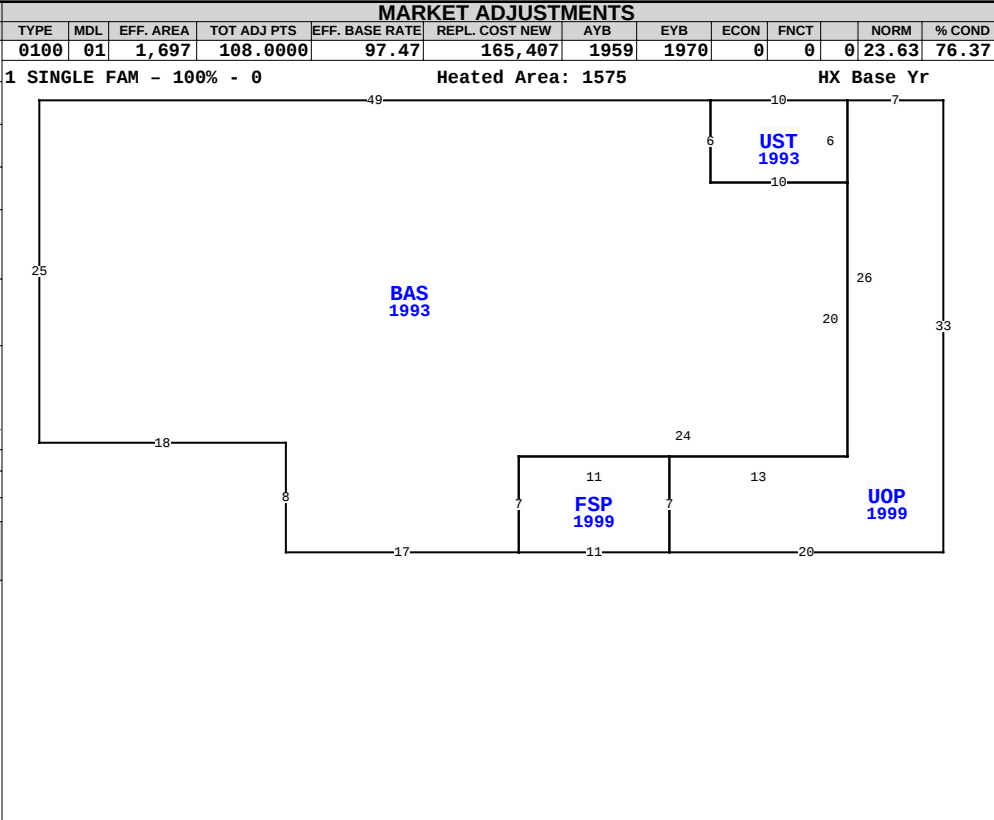
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,575	100	1,575	117,239
FSP	77	40	31	2,308
UOP	322	20	64	4,764
UST	60	45	27	2,010

TOTALS	2,034		1,697	126,321
--------	-------	--	-------	---------

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
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1978	1978	3

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
1	000115	C	SFR ACRES	100		RS-1	0.00	0.00	2.00	AC		1.00	1.00

REVIEW DATE	12/04/2018	BY	KW
-------------	------------	----	----



96418 BLACKROCK RD, YULEE	BLD DATE		LGL DATE	06/20/2023	MLU
	XF DATE		LAND DATE		
	INC DATE		AG DATE		

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	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1978	1978	3	44	1,540	

TOTAL OB/XF													
1,540													

Total Acres: 2.00	Total Land Value: 128,000	Market: 0	Agricultural: 0
-------------------	---------------------------	-----------	-----------------

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		126,321	
TOTAL MARKET OB/XF VALUE		1,540	
TOTAL LAND VALUE - MARKET		128,000	
TOTAL MARKET VALUE		255,861	
SOH/AGL Deduction		169,073	
ASSESSED VALUE		86,788	
TOTAL EXEMPTION VALUE		55,000	
BASE TAXABLE VALUE		31,788	
TOTAL JUST VALUE		255,861	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		207,177	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2005654	REPAIR/RRF	10,262,020	07/01/2020

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0067/0622	1/01/1966	TA U	I			2,750	

GRANTOR:							
GRANTEE:							

BUILDING NOTES							
UOP=[YR=1999] W7 UST=[YR=1993] W10 BAS=[YR=1993] W49 S25 E18 S8 E17 FSP=[YR=1999] E11 N7 W11 S7 \$ N7 E24 N20 W10 N6 \$ S6 E10 N6 \$ S26 W13 S7 E20 N33 \$.							

BUILDING DIMENSIONS													
UOP=[YR=1999] W7 UST=[YR=1993] W10 BAS=[YR=1993] W49 S25 E18 S8 E17 FSP=[YR=1999] E11 N7 W11 S7 \$ N7 E24 N20 W10 N6 \$ S6 E10 N6 \$ S26 W13 S7 E20 N33 \$.													

Common: 128,000	PRINTED 08/02/2023 BY SYS
-----------------	---------------------------