

LOT 54
IN OR 1767/312
CARTESIAN POINTE #1 PB 6/345

MILLER TIMOTHY O JR & THELMA S
86060 JORDAN COURT
YULEE, FL 32097

2024

09-2N-27-0230-0054-0000



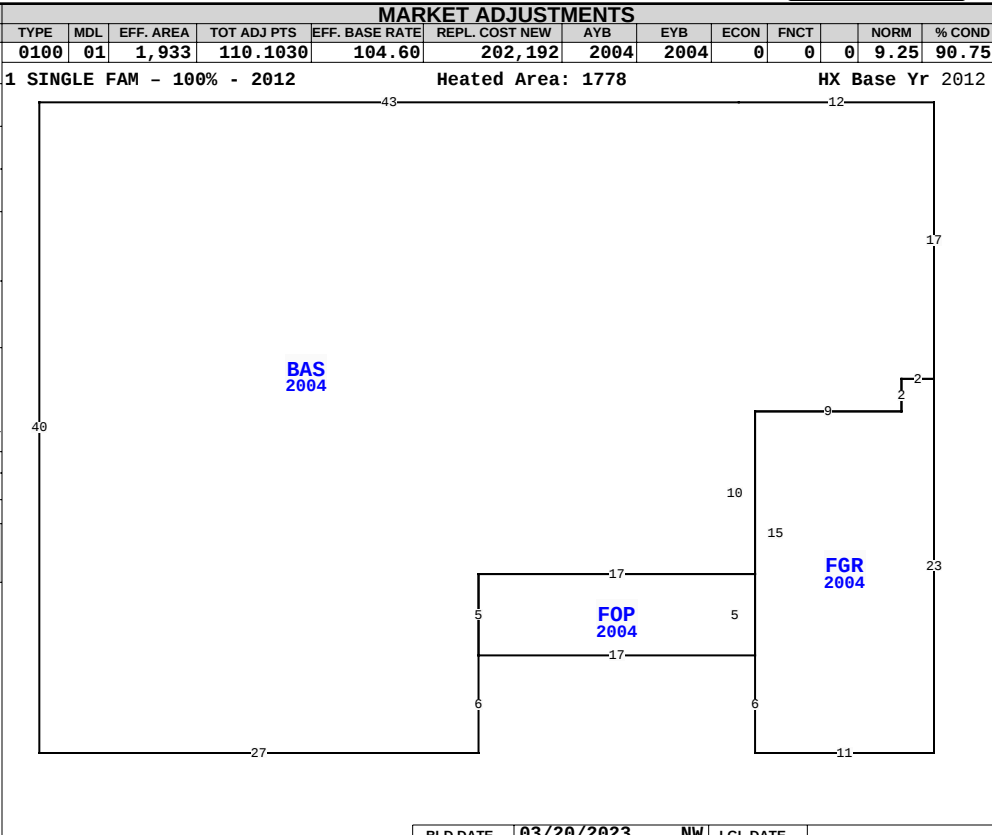
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4050.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,778	100	1,778	168,776
FGR	235	55	129	12,245
FOP	85	30	26	2,468
TOTALS	2,098		1,933	183,489

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0811	CONCRETE B	0 100	0	0	530.00	SF	5.20	5.20	100	2004

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100	0003	PUD	0.00	0.00	1.00	LT	1.00



86060 JORDAN CT, YULEE											
BLD DATE 03/20/2023				NW				LGL DATE			
XF DATE								LAND DATE			
INC DATE								AG DATE			

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY										PAGE 1 of 1	
VALUATION BY										STANDARD	
Tax Group: 4										Tax Dist:	
BUILDING MARKET VALUE										183,489	
TOTAL MARKET OB/XF VALUE										2,315	
TOTAL LAND VALUE - MARKET										50,000	
TOTAL MARKET VALUE										235,804	
SOH/AGL Deduction										102,533	
ASSESSED VALUE										133,271	
TOTAL EXEMPTION VALUE										50,000	
BASE TAXABLE VALUE										83,271	
TOTAL JUST VALUE										235,804	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										228,125	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0412319	NEW CONSTR	126,036	02/01/2004
R045853	REPAIR/RRF	2,000	02/01/2004

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1767/0312	11/30/2011	WD	Q	I	01	122,000			
GRANTOR: THRIFT TERRY B									
GRANTEE: MILLER TIMOTHY O JR									
1426/1727	7/10/2006	WD	Q	I		187,200			
GRANTOR: GROGAN JAMES J & JESS									
GRANTEE: THRIFT TERRY B									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2004] W12 W43 S40 E27 N6 FOP=[YR=2004] E17											
FGR=[YR=2004] S6 E11 N23 W2 S2 W9 S15 \$ N5 W17 S5 \$ N5 E17											
N10 E9 N2 E2 N17 \$.											