

LOT 77
TRIBUTARY PHASE 1A UNIT 1
OR 2378/217

DAVIS CAITLIN & STEPHEN N
75539 CLOVERWOOD COURT
YULEE, FL 32097

2024

10-2N-26-2010-0077-0000



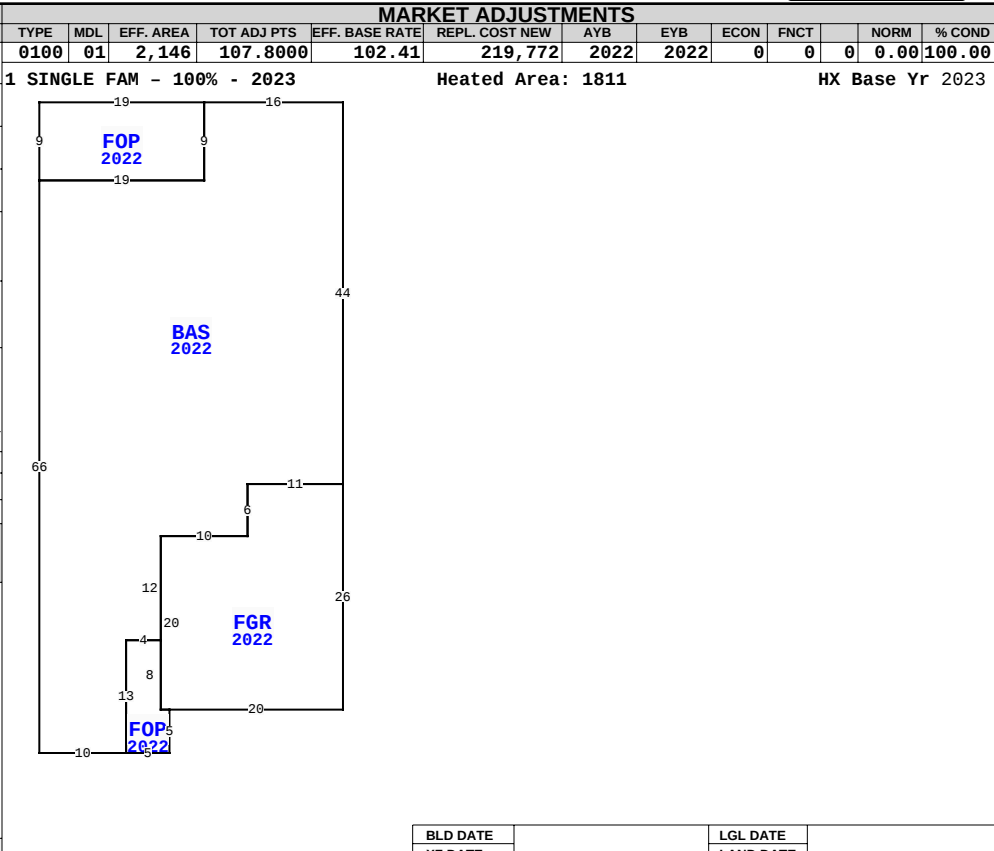
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5020.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,811	100	1,811	185,465
FGR	486	55	267	27,343
FOP	57	30	17	1,741
FOP	171	30	51	5,223
TOTALS	2,525		2,146	219,772

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0811	CONCRETE B	0 100	0	0	672.00	SF	5.20	5.20

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000135	C	SFR CNSVTN	100		PUD	50.00	120.00	1.00



TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0811	CONCRETE B	0 100	0	0	672.00	SF	5.20	5.20

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0811	CONCRETE B	0 100	0	0	672.00	SF	5.20	5.20

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 4	Tax Dist:								
BUILDING MARKET VALUE	219,772								
TOTAL MARKET OB/XF VALUE	3,494								
TOTAL LAND VALUE - MARKET	65,000								
TOTAL MARKET VALUE	288,266								
SOH/AGL Deduction	2,670								
ASSESSED VALUE	285,596								
TOTAL EXEMPTION VALUE	50,000								
BASE TAXABLE VALUE	235,596								
TOTAL JUST VALUE	288,266								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	277,278								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21007708	CO ISSUED	0	06/08/2022
21007708	NEW CONSTR	267,047	06/14/2021

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2584/0491	6/08/2022	SW	Q	I	01	378,500	
GRANTOR: RICHMOND AMERICAN HOM							
GRANTEE: DAVIS CAITLIN & STE							
2394/0349	9/21/2020	SW	Q	V	05	2,760,300	
GRANTOR: THREE RIVERS DEVELOPE							
GRANTEE: RICHMOND AMERICAN H							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2022] W16 FOP=[YR=2022] W19 S9 E19 N9\$ S9 W19 S66 E10 FOP=[YR=2022] E5 N5 FGR=[YR=2022] E20 N26 W11 S6 W10 S20 E1\$ W1 N8 W4 S13\$ N13 E4 N12 E10 N6 E11 N44\$.									