

LOT 254
TRIBUTARY PHASE 1A UNIT 3
OR 2434/712

SAULS DONALD LAMAR & CAROL LEHE L/E/
75184 RED TWIG WAY
YULEE, FL 32097

2024

10-2N-26-2010-0254-0000



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	11	CLAY TILE 50		
Interior Floo	14	CARPET 50		
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		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	2,126	100	2,126	224,654
FGR	414	55	228	24,093
FOP	48	30	14	1,479
FSP	160	40	64	6,763
TOTALS			2,432	256,989

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	2,432	111.2300	105.67	256,989	2022	2022	0	0	0	0.00	100.00	

1 SINGLE FAM - 100% - 2023

Heated Area: 2126

HX Base Yr 2023

Floor plan diagram showing three rooms: FSP 2022 (top right), BAS 2022 (center), and FGR 2022 (bottom left). Dimensions are labeled for each room and the overall layout.

Room Dimensions:

- FSP 2022: 16' x 19'
- BAS 2022: 24' x 44'
- FGR 2022: 20' x 22'

Overall Dimensions:

- Top: 16'
- Right: 64'
- Bottom: 13'
- Left: 44'

BLD DATE		LGL DATE	
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