

WISE HENRY CARL
75331 PLUMBAGO TRC
YULEE, FL 32097

10-2N-26-2010-0652-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall03HARDIE BRD 100

Roof Structur03GABLE/HIP 100

Roof Cover05COMP SHNGL 100

Interior Wall03DRYWALL 100

Interior Floor14CARPET 60

Interior Floor13LVT/LAMNT 40

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms4100

Bathrooms2.5100

Frame02WOOD FRAME 100

Stories2.

Units2.100
0100

Quality03Quality Level 03

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA05

NEIGHBORHOOD/LOC5020.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ SUBAREA MARKET VALUE

BAS1,1381001,138107,222

FGR4705525824,309

FOP20306565

FOP350301059,893

FUS1,5021001,502141,518

STR70107660

TOTALS3,5503,016284,168

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONEFCTNORM% COND

0100013,01699.176094.22284,16820232023000.00100.00

1 SINGLE FAM - 0% - 2024Heated Area: 2640HX Base Yr

FOP2024

BAS2024

FGR2024

FOP2024

FUS2024

STR2024

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

284,1684,57665,000353,7440353,7440353,744353,744288,74465,000

SALES DATA

OFF RECORD NumberDATE

TYPE INSTQ U V I RSN CD SALE PRICE

2680/68911/14/2023SW Q I 01429,700

GRANTOR: RICHMOND AMERICAN HOM

GRANTEE: WISE HENRY CARL

2522/086112/15/2021SW Q V 054,393,200

GRANTOR: THREE RIVERS DEVELOPE

GRANTEE: RICHMOND AMERICAN H

BUILDING NOTES

BUILDING DIMENSIONS

FUS=[YR=2024;ORIG=65,10] E35 S23 W10 S7 E10 S14 W19 S2 W16 N46 \$
BAS=[YR=2024;ORIG=20,28] N18 E20 E15 S52 W11 N8 N5 W4 N16 W10 N5 W10 \$
FGR=[YR=2024;ORIG=20,54] N26 E10 S5 E10 S16 S5 W20 \$
FOP=[YR=2024;ORIG=20,0] E35 S10 W35 N10 \$
STR=[YR=2024;ORIG=90,33] E10 S7 W10 N7 \$
FOP=[YR=2024;ORIG=40,49] E4 S5 W4 N5 \$
.

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEDJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000134CSFR POND0PUD45.00125.001.00LT1.001.001.0065,000.0065,000.0065,000

EXTRA FEATURES

75331 PLUMBAGO TRC, YULEE

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10810CONCRETE A000704.00SF6.506.50100202420231004,576

REVIEW DATE12/06/2023BYKW

Total Acres: 0.00Total Land Value: 65,000Market: 0Agricultural: 0Common: 65,000

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