

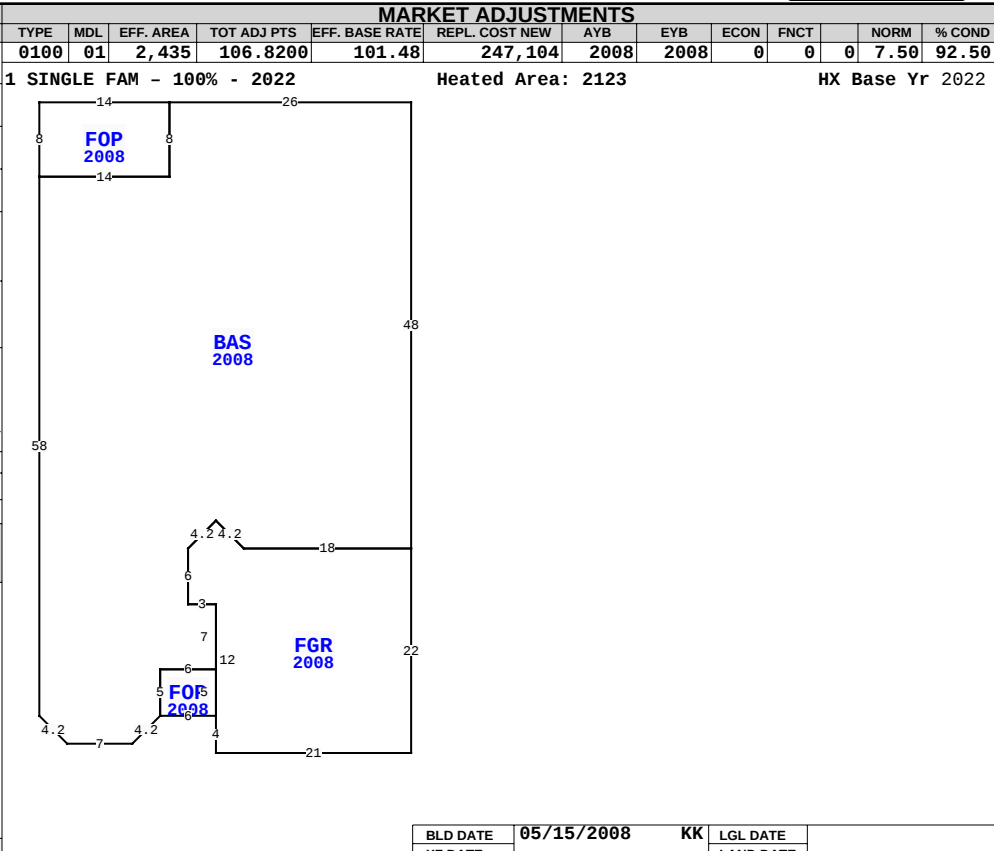


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
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	5009.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,123	100	2,123	199,284
FGR	489	55	269	25,251
FOP	30	30	9	845
FOP	112	30	34	3,191
TOTALS	2,754		2,435	228,571

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	100	0	0	665.00	SF	5.20	5.20	
2	0810	CONCRETE A	0	100	12	3	36.00	SF	6.50	6.50	



75054 GLENSPRING WAY, YULEE	BLD DATE 05/15/2008	KK	LGL DATE	
	XF DATE		LAND DATE	
	INC DATE		AG DATE	

LAND DESCRIPTION										TOTAL OB/XF 3,286									
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	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR
1	000100	C	SFR	100	0003	PUD	0.00	0.00	1.00	UT		1.00	1.00	1.00	55,000.00	55,000.00	55,000		

NASSAU COUNTY PROPERTY										PAGE 1 of 1 4									
VALUATION SUMMARY										STANDARD									
VALUATION BY					Tax Group: 4					Tax Dist:									
BUILDING MARKET VALUE															228,571				
TOTAL MARKET OB/XF VALUE															3,286				
TOTAL LAND VALUE - MARKET															55,000				
TOTAL MARKET VALUE															286,857				
SOH/AGL Deduction															33,300				
ASSESSED VALUE															253,557				
TOTAL EXEMPTION VALUE					HX HB										50,000				
BASE TAXABLE VALUE															203,557				
TOTAL JUST VALUE															286,857				
NCON VALUE															0				
INCOME VALUE																			
PREVIOUS YEAR MKT VALUE															276,648				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M13698	3.5 TON UNIT	0	03/01/2008
P13048	OTHER	0	02/01/2008
C20397	C0 ISSUED	0	08/01/2007
R10645	REPAIR/RRF	5,000	08/01/2007
B20397	NEW CONSTR	181,434	08/01/2007

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2425/1975	1/12/2021	WD	U	I	11	100	
GRANTOR: HUERTA AMANDA							
GRANTEE: VERA EUGENIO M & M							
2425/1974	1/12/2021	WD	Q	I	01	260,000	
GRANTOR: HUERTA LUIS JR							
GRANTEE: VERA EUGENIO M & M							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2008] W26 FOP=[YR=2008] W14 S8 E14 N8\$ S8 W14 S58 D3 R3 E7 U3 R3 FOP=[YR=2008] E6 FGR=[YR=2008] S4 E21 N22 W18 U3 L3 D3 L3 S6 E3 S12\$ N5 W6 S5\$ N5 E6 N7 W3 N6 U3 R3 D3 R3 E18 N48\$.									