

COLLINS JASON
76495 DEERWOOD DR
YULEE, FL 32097

11-2N-26-2051-0014-0000

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 80		
Interior Floo	08	SHT VINYL 20		
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	0 100		
Occupancy	00	NONE 100		
Quality	03	Quality Level 03		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 05		
NEIGHBORHOOD/LOC	5005.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,708	100	1,708	159,462
FGR	426	55	234	21,846
FOP	30	30	9	840
PTO	18	5	1	93
TOTALS	2,182		1,952	182,242

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,952	106.8200	101.48	198,089	2007	2007	0	0	0	8.00	92.00
1 SINGLE FAM - 100% - 2015 Heated Area: 1708 HX Base Yr 2015												

Diagram showing building footprint and lot area with labels BAS 2007, PTO 2007, FOP 2007, and FGR 2007.

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		182,242	
TOTAL MARKET OB/XF VALUE		3,103	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		240,345	
SOH/AGL Deduction		90,512	
ASSESSED VALUE		149,833	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		99,833	
TOTAL JUST VALUE		240,345	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		232,216	

PERMIT NUM

DESCRIPTION

AMT

ISSUED

E19766	ELEC OTHER	1,500	08/01/2007
M13182	MECH OTHER	0	08/01/2007
P12551	OTHER	0	07/01/2007
C20154	CO ISSUED	0	06/01/2007
R10519	REPAIR/RRF	2,000	06/01/2007
B20154	NEW CONSTR	141,702	06/01/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1924/1705	6/20/2014	SW	Q	I	01	155,000

GRANTOR: FANNIE MAE
GRANTEE: COLLINS JASON
1892/1386 12/05/2013 SW U I 12 100
GRANTOR: BANK OF AMERICA NA
GRANTEE: FEDERAL NATIONAL MO

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2007] W34 PTO=[YR=2007] N3 W6 S3 E6\$ W15 S40 E12 N3 E10 FOP=[YR=2007] E6 FGR=[YR=2007] S15 E21 N23 W2 S3 W19 S5\$ N5 W6 S5\$ N5 E25 N3 E2 N29\$.

EXTRA FEATURES

76495 DEERWOOD DR, YULEE

L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0811	CONCRETE B	0	100	0	0		678.00 SF	5.20	100	2007	2007	3	88	3,103	

LAND DESCRIPTION

TOTAL OB/XF 3,103

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 03/13/2024 BY KBA Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 08/06/2024 BY SYS