

LOT 79
IN OR 1712/59
TIMBER CREEK PLANTATION #3

STIFFLER TERRY BRIAN
77290 COBBLESTONE DRIVE
YULEE, FL 32097

2024

11-2N-26-2052-0079-0000

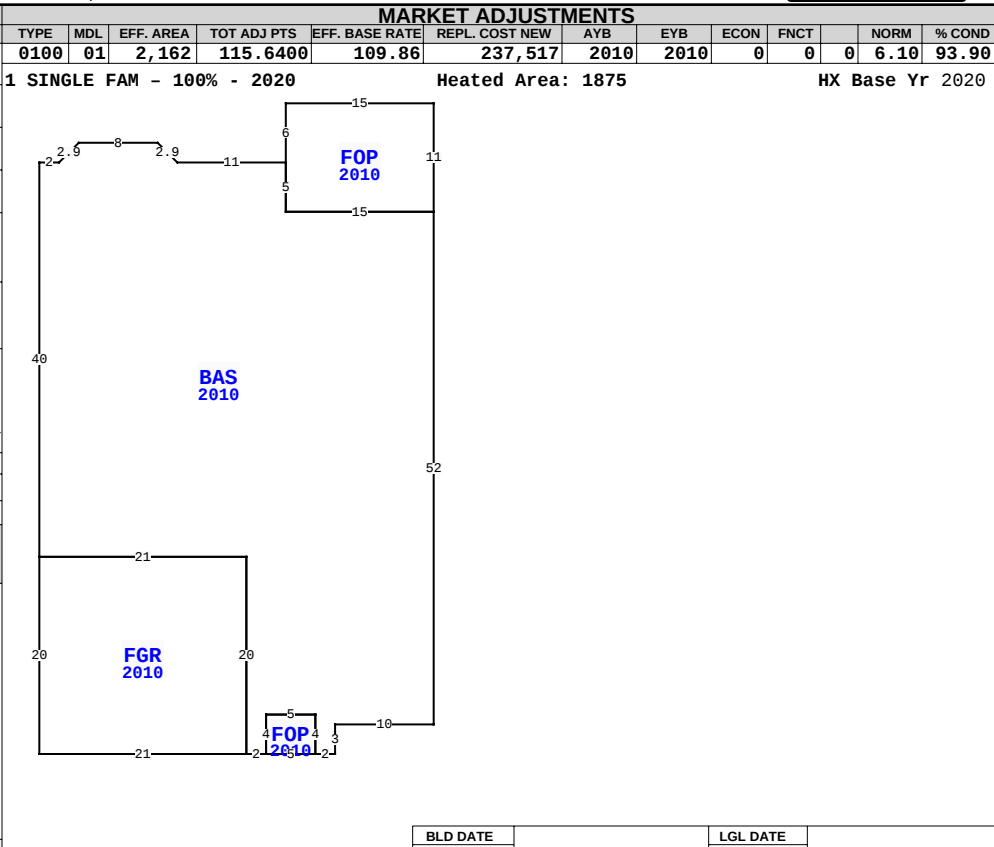


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	16	WD FR STUC 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 80
Interior Floor	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	5005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,875	100	1,875	193,423
FGR	420	55	231	23,830
FOP	20	30	6	619
FOP	165	30	50	5,158
TOTALS	2,480		2,162	223,028

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	0811	CONCRETE B	0 100	0	0	572.00	SF	5.20	



77290 COBBLESTONE DR, YULEE	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

NASSAU COUNTY PROPERTY										PAGE 1 of 1			
VALUATION SUMMARY										4			
VALUATION BY										STANDARD			
Tax Group: 4										Tax Dist:			
BUILDING MARKET VALUE										223,028			
TOTAL MARKET OB/XF VALUE										5,997			
TOTAL LAND VALUE - MARKET										55,000			
TOTAL MARKET VALUE										284,025			
SOH/AGL Deduction										74,145			
ASSESSED VALUE										209,880			
TOTAL EXEMPTION VALUE										50,000			
BASE TAXABLE VALUE										159,880			
TOTAL JUST VALUE										284,025			
NCON VALUE										0			
INCOME VALUE													
PREVIOUS YEAR MKT VALUE										274,038			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C23917	CO ISSUED	0	11/15/2010
E22934	NEW CONSTR	0	09/01/2010
M15641	H/AC	0	09/01/2010
B23917	NEW CONSTR	209,427	09/01/2010
P14434	NEW CONSTR	0	09/01/2010

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1712/0059	11/19/2010	WD	Q	I	01	177,000			
GRANTOR: KB HOME JACKSONVILLE									
GRANTEE: STIFFLER TERRY BRIA									
1700/0418	9/15/2010	WD	U	V	11	100			
GRANTOR: TIMBER CREEK II LLC									
GRANTEE: KB HOME JACKSONVILL									

BUILDING NOTES									
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BUILDING DIMENSIONS									
FOP=[YR=2010] W15 S6 BAS=[YR=2010] W11 U2 L2 W8 D2 L2 W2 S40 FGR=[YR=2010] S20 E21 N20 W21\$ E21 S20 E2 FOP=[YR=2010] E5 N4 W5 S4\$ N4 E5 S4 E2 N3 E10 N52 W15 N5\$ S5 E15 N11\$.									

LAND DESCRIPTION										TOTAL OB/XF										5,997									
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	DENSITY	DECL	FRZ	YR	CONSRV					
1	000134	C	SFR POND	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000												