

LOT 46
IN OR 1962/1083
PLUMMER CREEK #1 PB 8/28

CLIPPINGER YVONNE/WHITE LAUNIA
79628 PLUMMERS CREEK DR
YULEE, FL 32097

2024

12-2N-26-1601-0046-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	10	ABOVE AVG 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	11	CLAY TILE 50		
Interior Floor	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	04	Quality Level 04		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		05
NEIGHBORHOOD/LOC		5013.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,451	100	2,451	244,185
FGR	724	55	398	39,652
FOP	149	30	45	4,483
FOP	416	30	125	12,453
TOTALS	3,740		3,019	300,773

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,019	108.6750	103.24	311,682	2015	2015	0	0	0	3.50	96.50

1 SINGLE FAM - 100% - 2016