

WEATHERFORD ANDREW & HAYLIE B
80063 CATTAIL CIR
YULEE, FL 32097

2024

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

Exterior Wall10

ABOVE AVG 100

Roof Structur08

IRREGULAR 100

Roof Cover03

COMP SHNGL 100

Interior Wall05

DRYWALL 100

Interior Floo11

CLAY TILE 70

Interior Floo14

CARPET 30

Air Condition03

CENTRAL 100

Heating Type04

AIR DUCTED 100

Bedrooms

4 100

Bathrooms

2 100

Frame02

WOOD FRAME 100

Stories Units

1. 1. 100
0 100

Occupancy00

NONE 100

Quality04

Quality Level 04

DOR CODE0100

SINGLE FAMILY

MAP NUM

MKT AREA05

NEIGHBORHOOD/LOC

5013.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

2,215

100

2,215

240,474

FGR

651

55

358

38,867

FOP

122

30

37

4,017

FSP

241

40

96

10,423

TOTALS

3,229

2,706

293,781

EXTRA FEATURES

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 0810 CONCRETE A 0 100 0 0 964.00 SF 6.50 6.50 100 2014 2014 3 95 5,953

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT 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 10/24/2019 BY KBA Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

TYPEMDL

EFF. AREAEFF. BASE RATE

TOT ADJ PTSTOT ADJ PTS

REPL. COST NEWAYB

EYBECONFNCT

NORM% COND

010001

2,706119.0448

113.09

306,022

2014

2014

0

0

0

4.00

96.00

1 SINGLE FAM - 100% - 2022

Heated Area: 2215

HX Base Yr 2022

Diagram showing building footprint and lot area.

VALUATION BY

Tax Group: 4

Tax Dist:

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

STANDARD

293,781

5,953

55,000

354,734

50,363

304,371

50,000

254,371

354,734

0

341,510

SALES DATA

OFF RECORD Number

DATE

TYPE INST

QU / V I

RSN CD

SALE PRICE

2501/0477

9/29/2021

WD Q

I

01

395,000

GRANTOR: JOHNSON ERIC M & ELIZ

GRANTEE: WEATHERFORD ANDREW

1924/1502

5/19/2014

WD Q

I

01

237,700

GRANTOR: DREAM FINDERS HOMES L

GRANTEE: JOHNSON ERIC M & EL

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2014] W13 FSP=[YR=2014] N8 W17 S8 E1 S7 E15 N7 E1\$ W1 S7 W15 N7 W19 S56 E10 FOP=[YR=2014] S3 E19 FGR=[YR=2014] S2 E19 N3 E12 N21 W12 S3 W19 S19\$ N10 W7 S3 D3 L3 W8 S1 W1\$ E1 N1 E8 U3 R3 N3 E7 N9 E19 N40\$.