ALL OF *LESS ROW*
PT OR 1872/920

RAYONIER FOREST RESOURCES LP
C/O PROPERTY TAX COORDINATOR, 1 RAYONIER WAY
YULEE, FL 32097

2024

15-4N-24-0000-0001-0000

BUILDING CHARACTERISTICS

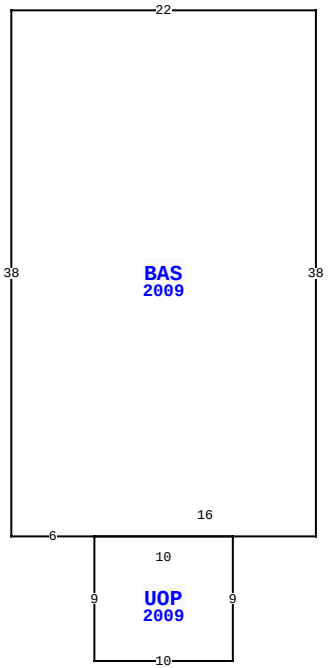
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	5400	TIMBERLAND 90+
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	836	100	836	30,648
UOP	90	20	18	660
TOTALS	926		854	31,308

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0150	01	854	78.8400	39.42	33,665	2009	2009	0	0	0	7.00	93.00

1 ACCESORY U – 0% - 0 Heated Area: 836 HX Base Yr



KOLARS FERRY RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/07/2024 DC
INC DATE		AG DATE	03/07/2024 DC

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	31,308
TOTAL MARKET OB/XF VALUE	3,606
TOTAL LAND VALUE - MARKET	1,645,000
TOTAL MARKET VALUE	474,779
SOH/AGL Deduction	0
ASSESSED VALUE	474,779
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	474,779
TOTAL JUST VALUE	1,679,914
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	1,639,809

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2283/1392	5/31/2019	MS	U	V	11	0
GRANTOR: RAYONIER ATLANTIC TIM						
GRANTEE: RAYONIER FOREST RES						
1872/0920	8/04/2013	SW	U	I	11	100
GRANTOR: RAYONIER FOREST RESOU						
GRANTEE: TIMBERLANDS HOLDING						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2009] W22 S38 E6 UOP=[YR=2009] S9 E10 N9 W10$ E16 N38$.

EXTRA FEATURES

LN	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
2	0681	POLE SHED	0	0	10	8	80.00	SF	15.00	15.00	100	2005	2005	3	40	480	
3	0681	POLE SHED	0	0	9	7	63.00	SF	15.00	15.00	100	2005	2005	3	40	378	
4	0681	POLE SHED	0	0	10	9	90.00	SF	15.00	15.00	100	2005	2005	3	40	540	
5	0681	POLE SHED	0	0	38	4	152.00	SF	15.00	15.00	100	2005	2005	3	40	912	
6	0681	POLE SHED	0	0	27	8	216.00	SF	15.00	15.00	100	2005	2005	3	40	1,296	

LAND DESCRIPTION

TOTAL OB/XF 3,606

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000115	C	SFR ACRES	0		OR			1.50	AC		1.00	1.00	1.00	30,000.00	30,000.00	45,000							
2	005401	A	TIMB2-1 SI	0		OR	0.00	0.00	272.15	AC		1.00	1.00	1.00	795.00	795.00	216,359							
3	005400	A	TIMBER 1 SI	0		OR			105.12	AC		1.00	1.00	1.00	730.00	730.00	76,738							
4	005501	A	TIMB2-2 SI	0		OR	0.00	0.00	125.08	AC		1.00	1.00	1.00	545.00	545.00	68,169							
5	005601	A	TIMB2-3 SI	0		OR			23.72	AC		1.00	1.00	1.00	350.00	350.00	8,302							
6	005901	A	HARDWOOD SI	0		OR	0.00	0.00	112.43	AC		1.00	1.00	1.00	225.00	225.00	25,297							

REVIEW DATE 03/07/2024 BY DC Total Acres: 640.00 Total Land Value: 439,865 Market: 1,600,000 Agricultural: 394,865 Common: 45,000 PRINTED 08/06/2024 BY SYS

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LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
7	009910	M	MKT.VAL.AG	0		OR	0.00	0.00	640.00	AC		1.00	1.00	1.00	2,500.00	2,500.00	1,600,000							

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