

PAYNE STEVEN CHARLES & MONIKA
86287 EVERGREEN PLACE
YULEE, FL 32097

22-4N-23-0000-0005-0090

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall05AVERAGE 100

Roof Structur03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 90

Interior Floo08SHT VINYL 10

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms

Bathrooms

Frame02WOOD FRAME 100

Stories Units1.1. 100
0 100

Quality03Quality Level 03

DOR CODE5000IMPROVED AG

MAP NUMMKT AREA09

NEIGHBORHOOD/LOC9001.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ ASUBAREA MARKET VALUE

BAS1,2481001,24830,821

UOP22025551,358

TOTALS1,4681,30332,179

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0820021,303117.600082.32107,263198619860070.0030.00

M/H 93- - 0% - 0Heated Area: 1248HX Base Yr

24-52-24

14-38-22

10-22-10

BAS1993

UOP2003

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE32,179

TOTAL MARKET OB/XF VALUE2,679

TOTAL LAND VALUE - MARKET486,500

TOTAL MARKET VALUE103,540

SOH/AGL Deduction29,546

ASSESSED VALUE73,994

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE73,994

TOTAL JUST VALUE521,358

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE519,129

PERMIT NUMDESCRIPTIONAMTISSUED

B240007008NEW BARN ON SLAB231,08406/13/2024

SALES DATA

OFF RECORD NumberDATETYPE INSTQ / I / V / I / RSN CD SALE PRICE

2692/1651/31/2024WD Q Q I 01560,000

GRANTOR:PURVIS SUSAN BROWN

GRANTEE:PAYNE STEVEN CHARLE

1780/06942/25/2012QC U I I 11100

GRANTOR:BROWN WALTER LEWIS &

GRANTEE:BROWN WALTER LEWIS

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W52 S24 E14 UOP=[YR=2003] S10 E22 N10 W22\$ E38 N24\$.

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10940SHEDS/POR001212144.00SF20.1020.1010019871987320579

20500FP-PRE FAB00001.00UT3,500.003,500.00100198619863602,100

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1005000CRURAL HOME00007OR0.000.001.00AC1.001.001.0030,000.0030,000.0030,000

2006000APAST1/HAY0OR0.000.0028.00AC1.001.001.00370.00370.0010,360

3005501ATIMB2-2 SI0OR0.000.0044.00AC1.001.001.00545.00545.0023,980

4005901AHARDWOOD SI0OR0.000.0019.30AC1.001.001.00225.00225.004,342

5009910MMKT.VAL.AG0OR0.000.0091.30AC1.001.001.005,000.005,000.00456,500

REVIEW DATE03/08/2022BYTWA

Total Acres: 92.30Total Land Value: 68,682Market: 456,500Agricultural: 38,682Common: 30,000PRINTED 08/06/2024 BY SYS