

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

Exterior Wall
Roof Structur

25
10

MOD METAL 100
STEEL FRME 100

Roof Cover
Interior Wall

12
07

MODULAR MT 100
NONE 100

Interior Floo
Air Condition

03
01

CONC FINSH 100
NONE 100

Heating Type
Plumbing

01
0

NONE 100
100

Frame
Story Height
RMS

05

STEEL 100
20 100
1 100

Stories
Class
Units

1.
00
0

1. 100
. 100
0 100

Occupancy

00

OWNER OCC 100

Quality

05

Quality Level 05

DOR CODE

4800

WAREHOUSE-STORAGE

MAP NUM

MKT AREA

04

NEIGHBORHOOD/LOC

4031.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

AOF

120

185

222

9,044

BAS

4,880

100

4,880

198,815

TOTALS

5,000

5,102

207,859

EXTRA FEATURES

96216 CESSNA DR, YULEE

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

0940

SHEDS/PORT

0 0

50 15

750.00 SF

30.00

30.00

100

2000

2000

3

20

4,500

2

0940

SHEDS/PORT

0 0

20 15

300.00 SF

30.00

30.00

100

2000

2000

3

20

1,800

3

0812

CONCRETE C

0 0

0 0

8,633.00 SF

4.00

4.00

100

1989

1989

3

57

19,683

4

0803

ASPHALT C

0 0

0 0

1,230.00 SF

2.00

2.00

100

1990

1990

3

50

1,230

5

0812

CONCRETE C

0 0

0 0

3,930.00 SF

4.00

4.00

100

1990

1990

3

59.5

9,353

LAND DESCRIPTION

TOTAL OB/XF

36,566

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

004800

C

WAREHOUSE

0

0006

OR

0.00

0.00

34,410.00

SF

1.00

1.00

0.50

6.00

3.00

103,230

REVIEW DATE

07/20/2020

BY

KK

Total Acres: 0.79

Total Land Value: 103,230

Market: 0

Agricultural: 0

Common: 103,230

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MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

2803 06 5,102 130.7048 57.18 291,732 1989 2000 0 0 0 28.75 71.25

1 AIR HANGAR - 0% - 0 Heated Area: 5000 HX Base Yr

-85

-15

8

AOE 1993

-15

42

-100

50

BAS 1993

NASSAU COUNTY PROPERTY

PAGE 1 of 1

4

VALUATION SUMMARY

VALUATION BY STANDARD

Tax Group: 4 Tax Dist:

BUILDING MARKET VALUE 207,859

TOTAL MARKET OB/XF VALUE 36,566

TOTAL LAND VALUE - MARKET 103,230

TOTAL MARKET VALUE 347,655

SOH/AGL Deduction 169,022

ASSESSED VALUE 178,633

TOTAL EXEMPTION VALUE 0

BASE TAXABLE VALUE 178,633

TOTAL JUST VALUE 347,655

NCON VALUE 0

INCOME VALUE 774,585

PREVIOUS YEAR MKT VALUE 206,965

SALES DATA

OFF RECORD Number DATE TYPE INST Q I V I RSN CD SALE PRICE

1536/0539 11/16/2007 WD U I 01 100

GRANTOR: REGISTER WILLIAM KEIT

GRANTEE: REGISTER WILLIAM K

1390/1161 2/21/2006 WD U I 06 50,000

GRANTOR: PENNELL PAUL

GRANTEE: REGISTER WILLIAM KE

BUILDING NOTES

BUILDING DIMENSIONS

AOF=[YR=1993] W15 BAS=[YR=1993] W85 S50 E100 N42 W15 N8 \$ S8 E15 N8 \$.