

LOT B
IN OR 2671/1615
NASSAU VILLAGE #4 UNR

TIMBERLINE INC
75153 EDWARDS RD
YULEE, FL 32097

2024

37-1N-25-299D-000B-0000



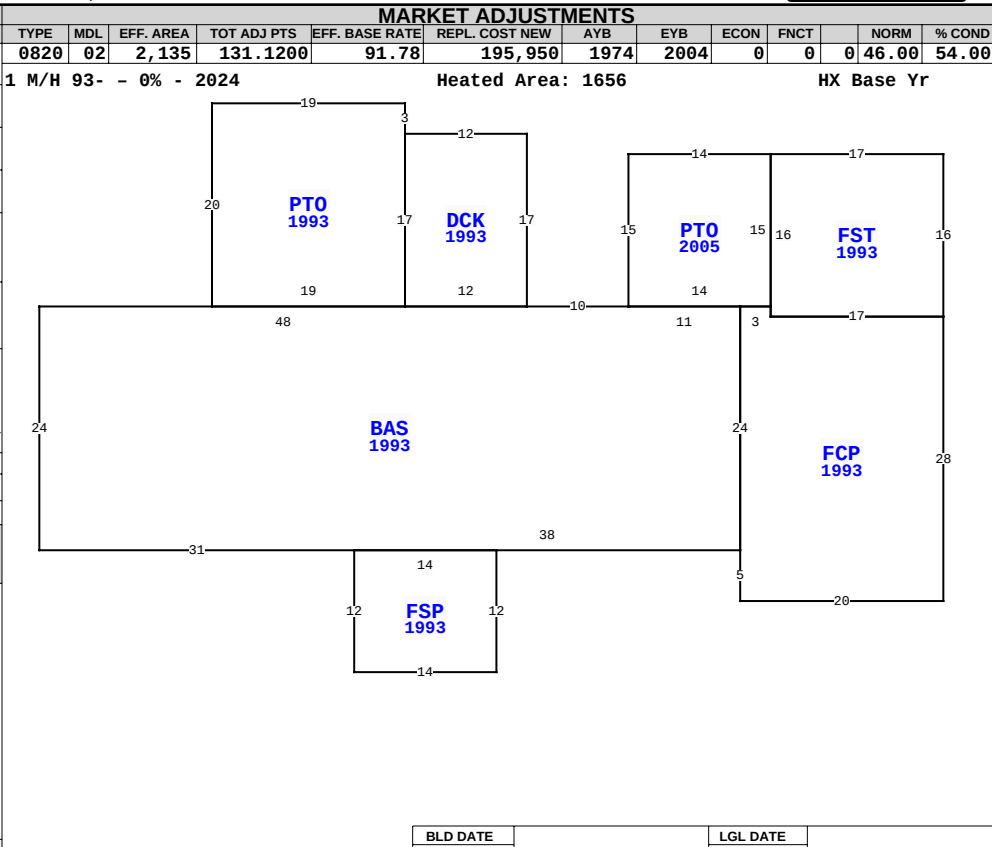
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	15	CONC BLOCK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100

Quality	04	Quality Level 04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA
		08
NEIGHBORHOOD/LOC	8026.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,656	100	1,656	82,074
DCK	204	15	31	1,536
FCP	563	25	141	6,988
FSP	168	60	101	5,006
FST	272	65	177	8,772
PTO	380	5	19	942
PTO	210	5	10	496
TOTALS	3,453		2,135	105,813

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0	0	34	2		68.00	SF 6.50	100	1980
2	0681	POLE SHED	0	0	10	12		120.00	SF 15.00	100	1990
3	1242	WD DECK A	0	0	9	39		351.00	SF 10.00	100	2004

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000102	C	SFR/MH	0	0004	RM	127.00	336.00	1.00	LT	



TOTAL OB/XF											
1,276											

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 6						Tax Dist:					
BUILDING MARKET VALUE						105,813					
TOTAL MARKET OB/XF VALUE						1,276					
TOTAL LAND VALUE - MARKET						45,000					
TOTAL MARKET VALUE						152,089					
SOH/AGL Deduction						0					
ASSESSED VALUE						152,089					
TOTAL EXEMPTION VALUE						0					
BASE TAXABLE VALUE						152,089					
TOTAL JUST VALUE						152,089					
NCON VALUE						53,535					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						94,901					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21005374	REPAIR/RRF	16,000	04/28/2021

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2671/1615	10/04/2023	WD	Q	I	01	182,500	
GRANTOR: GRIMM THERESA M							
GRANTEE: TIMBERLINE INC							
2458/0233	4/23/2021	QC	U	I	11	100	
GRANTOR: FLIGHT LEWIS K & THER							
GRANTEE: GRIMM THERESA M							

BUILDING NOTES											
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BUILDING DIMENSIONS											
FST=[YR=1993] W17 PTO=[YR=2005] W14 S15 BAS=[YR=1993] W10 DCK=[YR=1993] N17 W12 PTO=[YR=1993] N3 W19 S20 E19 N17 \$ S17 E12 \$ W48 S24 E31 FSP=[YR=1993] S12 E14 N12 W14 \$ E38 FCP=[YR=1993] S5 E20 N28 W17 N1 W3 S24 \$ N24 W11 \$ E14 N15 \$ S16 E17 N16 \$.											