



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				VALUATION BY STANDARD Tax Group: 4 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 507 TOTAL MARKET VALUE 507 SOH/AGL Deduction 0 ASSESSED VALUE 507 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 507 TOTAL JUST VALUE 507 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 507											
																				PERMIT NUM DESCRIPTION AMT ISSUED M11211 MECH OTHER 0 03/01/2006 B17084 NEW CONSTR 0 01/01/2006 M10974 MECH OTHER 10,000 01/01/2006 E16477 ELEC OTHER 104,000 01/01/2006											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 2675/1879 10/20/2023 SW U V 37 643,200 GRANTOR: T AMELIA GEN FL LLC GRANTEE: ANOINTED CAPITAL PA 2248/0239 11/08/2018 SW U I 11 214,000 GRANTOR: KD NASSAU OUTPARCELS GRANTEE: T AMELIA GEN FL LLC											
DOR CODE 9600 WASTELAND										MAP NUM MKT AREA 04										NEIGHBORHOOD/LOC 4002.00											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																											
TOTALS										463773 EAST SR 200, YULEE										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE											
EXTRA FEATURES										TOTAL OB/XF										BUILDING NOTES											
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															
																	BUILDING DIMENSIONS														
LAND DESCRIPTION										TOTAL OB/XF																					
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	CONSVR							
1	009610	C	SLOUGH	0		IW	0.00	0.00	20.29	AC		1.00	1.00	1.00	25.00	25.00	507														
REVIEW DATE 02/01/2024 BY KBA Total Acres: 20.29 Total Land Value: 507 Market: 0 Agricultural: 0 Common: 507 PRINTED 08/06/2024 BY SYS																															