

PARCEL 2
IN OR 2314/125
5TH AMENDMENT REC ESMT &

PEFFERLE DAYN R REV TRUST/PEFFERLE DAYN R TRUSTEE
C/O 360FIVE LLC, 7643 GATE PKWY #104-686
JACKSONVILLE, FL 32256

2024

37-2N-27-1950-0003-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	22 PRECAST PN 80
Exterior Wall	28 GLASS THRM 20
Roof Structure	09 RIDGE FRME 100
Roof Cover	04 BUILT-UP 100
Interior Wall	05 DRYWALL 100
Interior Floor	03 CONC FINSH 80
Interior Floor	14 CARPET 20
Ceiling	01 FIN.SUSPD 100
Air Condition	04 ROOF TOP 100
Heating Type	04 AIR DUCTED 100
Fixtures	40 100
Frame	03 MASONRY 100
Story Height	18 100
RMS	13 100
Stories	1. 1. 100
Units	0 100
Occupancy	00 NONE 100

Quality	03	Quality Level 03	
DOR CODE	1600	COMMUNITY SHOPPING	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4058.00		

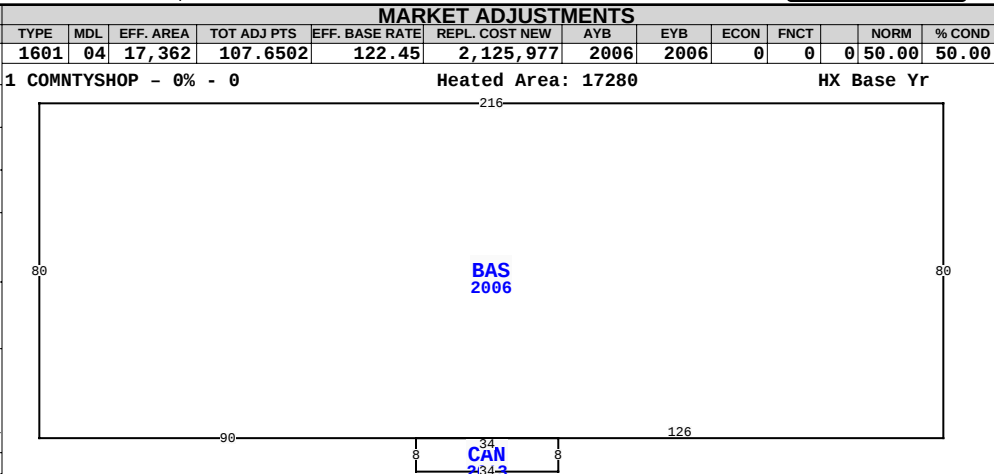
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	17,280	100	17,280	1,057,968
CAN	272	30	82	5,021

TOTALS	17,552	17,362	1,062,988
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0098	AWNING MTL	0	0	42	6	252.00	SF	13.00	13.00	
2	0098	AWNING MTL	0	0	42	6	252.00	SF	13.00	13.00	
3	0812	CONCRETE C	0	0	0	0	5,998.00	SF	4.00	4.00	
4	0966	FIRE SPRNK	0	0	80	16	17,280.00	SF	3.00	3.00	
5	0803	ASPHALT C	0	0	0	0	129,028.00	SF	2.00	2.00	
6	0400	CONC CURB	0	0	0	0	1,720.00	LF	15.00	15.00	
7	4950	BOLLARD	0	0	0	0	4.00	UT	100.00	100.00	
8	0424	CL FNC 6'	0	0	0	0	2,010.00	LF	20.00	20.00	
9	1122	CB 6"	0	0	0	0	488.00	SF	5.85	5.85	
10	0810	CONCRETE A	0	0	0	0	286.00	SF	6.50	6.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	001600	C	SH CTR COM	0	0003	IW	0.00	0.00	102,800.00	SF	
2	009602	C	RETENTION PO	0	0003	IW	0.00	0.00	3.83	AC	
3	009400	C	RIGHTOFWAY	0	0003	IW	0.00	0.00	2.25	AC	
4	009605	C	WETLANDS	0		IW	0.00	0.00	16.06	AC	

REVIEW DATE	01/11/2019	BY	KK
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463797 SR 200, YULEE	BLD DATE 01/11/2019	KK	LGL DATE 01/11/2019	KK	01/11/2019	KK
	XF DATE 01/11/2019	KK	LAND DATE			
	INC DATE		AG DATE			

TOTAL OB/XF											
272,922											

NASSAU COUNTY PROPERTY		PAGE 1 of 2	4
VALUATION SUMMARY			
VALUATION BY	DIRECT_CAP		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	2,766,091		
TOTAL MARKET OB/XF VALUE	0		
TOTAL LAND VALUE - MARKET	0		
TOTAL MARKET VALUE	2,766,091		
SOH/AGL Deduction	0		
ASSESSED VALUE	2,766,091		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	2,766,091		
TOTAL JUST VALUE	2,766,091		
NCON VALUE	0		
INCOME VALUE	2,766,091		
PREVIOUS YEAR MKT VALUE	2,766,091		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B26403	CO ISSUED	0	09/20/2012
B26403	REMODEL	50,000	09/03/2012
E25269	ELEC OTHER	0	07/01/2012
E25270	ELEC OTHER	0	07/01/2012
B26115	CO ISSUED	0	06/13/2012
M17331	H/AC	0	06/01/2012

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2314/0125	10/18/2019	SW	Q	I	01
GRANTOR: T AMELIA GEN FL LLC &					
GRANTEE: DAYN R PEFFERLE REV					
2248/0239	11/08/2018	SW	U	I	11
GRANTOR: KD NASSAU OUTPARCELS					
GRANTEE: T AMELIA GEN FL LLC					

BUILDING NOTES					
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BUILDING DIMENSIONS					
BAS=[YR=2006] W216 S80 E90 CAN=[YR=2013] S8 E34 N8 W34S E126 N80\$.					

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