



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	05	AVERAGE 70		
Exterior Wall	16	WD FR STUC 30		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 70		
Interior Floor	08	SHT VINYL 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		
Occupancy	00	NONE 100		
Quality	05	Quality Level 05		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		04
NEIGHBORHOOD/LOC	4038.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,684	100	1,684	169,338
FGR	428	55	235	23,631
FOP	92	30	28	2,815
FSP	63	40	25	2,514
TOTALS	2,267		1,972	198,300

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND												
0100	01	1,972	115.2382	109.48	215,895	2006	2006	0	0	0	8.15	91.85												
1 SINGLE FAM - 100% - 2024																								
Heated Area: 1684																								
HX Base Yr 2024																								
96008 CADE ST, YULEE																								
<table><tr><td>BLD DATE</td><td></td><td>LGL DATE</td><td></td></tr><tr><td>YE DATE</td><td></td><td>LAND DATE</td><td></td></tr><tr><td>INC DATE</td><td></td><td>AG DATE</td><td></td></tr></table>													BLD DATE		LGL DATE		YE DATE		LAND DATE		INC DATE		AG DATE	
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NASSAU COUNTY PROPERTY		PAGE 1 of 1		4
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 4		Tax Dist:		
BUILDING MARKET VALUE		198,300		
TOTAL MARKET OB/XF VALUE		3,427		
TOTAL LAND VALUE - MARKET		55,000		
TOTAL MARKET VALUE		256,727		
SOH/AGL Deduction		105,772		
ASSESSED VALUE		150,955		
TOTAL EXEMPTION VALUE		HX HB WX	55,000	
BASE TAXABLE VALUE		95,955		
TOTAL JUST VALUE		256,727		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		247,866		

EXTRA FEATURES							96008 CADE ST, YULEE				INC DATE				AG DATE		
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	0810	CONCRETE A	0	100	36	16	576.00	SF	6.50	6.50	100	2006	2006	3	87	3,257	
2	0810	CONCRETE A	0	100	10	3	30.00	SF	6.50	6.50	100	2006	2006	3	87	170	
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