

MERCURIO JEFFREY M & NICOLE LYNN
96069 GRAYLON DRIVE
YULEE, FL 32097

37-3N-28-0740-0605-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall10ABOVE AVG 80

Exterior Wall16WD FR STUC 20

Roof Structur03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 70

Interior Floo08SHT VINYL 30

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms2 100

Frame Stories Units02WOOD FRAME 100
1. 100
0 100

Occupancy00NONE 100

Quality05Quality Level 05

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4038.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ ASUBAREA MARKET VALUE

BAS1,9641001,964205,054

FGR4125522723,700

FOP13430404,176

PTO4052209

TOTALS2,5502,233233,140

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

10811CONCRETE B01000641.00SF5.205.20100201120113923,067

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% CONDDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR100PUD0.000.001.00LT1.001.001.0055,000.0055,000.0055,000

REVIEW DATE05/12/2019BYKBA

Total Acres: 0.00Total Land Value: 55,000Market: 0Agricultural: 0Common: 55,000PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

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

0100012,233116.4240110.60246,97020112011005.6094.40

SINGLE FAM - 100% - 2019Heated Area: 1964HX Base Yr 2019

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

TOTAL OB/XF3,067

NASSAW COUNTY PROPERTY

PAGE 1 of 14

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE233,140

TOTAL MARKET OB/XF VALUE3,067

TOTAL LAND VALUE - MARKET55,000

TOTAL MARKET VALUE291,207

SOH/AGL Deduction98,406

ASSESSED VALUE192,801

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE142,801

TOTAL JUST VALUE291,207

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE280,755

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE

2201/14175/24/2018WDQI02214,000

GRANTOR:BRODIE KEVIN DANIEL &

GRANTEE:MERCURIO JEFFREY M

2001/19079/08/2015WDQI01185,000

GRANTOR:DOWLING CHRISTOPHER P

GRANTEE:BRODIE KEVIN DANIEL

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2011] W25 PT0=[YR=2011] N5 W8 S5 E8 \$ W15 S60 FOP=[YR=2011] S5 E22 N5 FGR=[YR=2011] E18 N20 W14 N2 W6 S22 E2 \$ W2 N4 W6 S4 W14 \$ E14 N4 E6 N18 E6 S2 E14 N40 \$.