

STANBERRY DANIEL & AMIE
82051 CHICKADEE LN
YULEE, FL 32097

37-3N-28-0742-0671-0000

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																																														
Exterior Wall		10	ABOVE AVG 100		0100	01	3,435	117.5944	111.71	383,724	2015	2015	0	0	0	3.50	96.50	VALUATION BY																																															
Roof Structure		08	IRREGULAR 100		1 SINGLE FAM - 100% - 2016										Heated Area: 2947										HX Base Yr 2016										STANDARD																														
Roof Cover		03	COMP SHNGL 100																						Tax Group: 4										Tax Dist:																														
Interior Wall		05	DRYWALL 100																						BUILDING MARKET VALUE										370,294																														
Interior Floor		14	CARPET 60																						TOTAL MARKET OB/XF VALUE										80,291																														
Interior Floor		11	CLAY TILE 40																						TOTAL MARKET VALUE										55,000																														
Air Condition		03	CENTRAL 100																						TOTAL LAND VALUE - MARKET										505,585																														
Heating Type		04	AIR DUCTED 100																						SOH/AGL Deduction										197,197																														
Bedrooms			5 100																						ASSESSED VALUE										308,388																														
Bathrooms			3.5 100																						TOTAL EXEMPTION VALUE										HX HB 50,000																														
Frame		02	WOOD FRAME 100																						BASE TAXABLE VALUE										258,388																														
Stories		2.	2. 100																						TOTAL JUST VALUE										505,585																														
Units		00	0 100																						NCON VALUE										0																														
Occupancy		00	NONE 100																						INCOME VALUE																																								
																									PREVIOUS YEAR MKT VALUE										517,526																														
Quality		05	Quality Level 05																						PERMIT NUM										DESCRIPTION										AMT										ISSUED										
DOR CODE		0100	SINGLE FAMILY																						B2006211										REPLACE DOOR										0										07/17/2020										
MAP NUM			MKT AREA																						B2002887										SWIM POOL										30,000										04/04/2020										
NEIGHBORHOOD/LOC		4038.00																							B1811705										ADDITION										0										11/28/2018										
AREA TYPE			TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE												B1530904										CO ISSUED										0										12/10/2015														
BAS		1,488	100	1,488	160,406																					B1530904										NEW CONSTR										368,265										07/01/2015									
FGR		726	55	399	43,012																																																												
FOP		60	30	18	1,941																																																												
FOP		170	30	51	5,498																																																												
FUS		1,459	100	1,459	157,281																																																												
PTO		18	5	1	108																																																												
PTO		322	5	16	1,724																																																												
STR		33	10	3	323																																																												
TOTALS		4,276		3,435	370,294																																																												
EXTRA FEATURES					82051 CHICKADEE LN, YULEE										BLD DATE										LGL DATE																																								
															XF DATE										LAND DATE																																								
															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	0	0	66.00	SF	6.50	6.50	100	2015	2015	3	95	408																																																	
2	0811	CONCRETE B	0	100	0	0	945.00	SF	5.20	5.20	100	2015	2015	3	95	4,668																																																	
3	0476	VF 6 SBPL	0	100	0	0	140.00	LF	32.00	32.00	100	2016	2016	3	90	4,032																																																	
4	0470	VNYL GATE	0	100	0	0	1.00	UT	300.00	300.00	100	2016	2016	3	90	270																																																	
5	1076	TRELLIS A	0	100	10	6	60.00	SF	7.50	7.50	100	2019	2019	3	90	405																																																	
6	0861	POOL GUNIT	0	100	40	20	800.00	SF	72.25	72.25	100	2020	2020	3	93	53,754																																																	
7	0877	JACUZZI	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2020	2020	3	90	900																																																	
8	0871	POOL HTR R	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2020	2020	3	90	1,800																																																	
9	0855	CONC PAVER	0	100	0	0	615.00	SF	10.00	10.00	100	2020	2020	3	99	6,089																																																	
10	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2020	2020	3	99	3,465																																																	
LAND DESCRIPTION										TOTAL OB/XF										75,791																																													
L N	USE CODE	CLS	LAND USE DESCRIPTION		CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																																								
1	000100	C	SFR		100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000																																															

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