

GRAY RICHARD M & DIANE H
97681 ALBATROSS DR
YULEE, FL 32097

37-3N-28-0743-0520-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall10ABOVE AVG 70

Exterior Wall16WD FR STUC 30

RooF Structur03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo11CLAY TILE 60

Interior Floo14CARPET 40

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms2 100

Frame Stories Units02WOOD FRAME 100
1. 1. 100
0 100

Occupancy00NONE 100

Quality05Quality Level 05

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4038.00

TOTALS1,9891,707207,368

EXTRA FEATURES

L NOBJ/XF CODEDESCRIPTIONBLD CAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHY FACTYEAR ONYEAR ACTUALQ% CONDOBJ/XF MKT VALUENOTES

10810CONCRETE A010020360.00SF6.506.5010020182018397378

20810CONCRETE A010000559.00SF6.506.50100201820183973,524

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPR DLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% CONDDTOT ADJUNIT PRICETOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000134CSFR POND100PUD0.000.001.00LT1.001.001.0055,000.0055,000.0055,000

REVIEW DATE01/29/2019BYKWTotal Acres: 0.00Total Land Value: 55,000Market: 0Agricultural: 0Common: 55,000PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYEBCONFNCTNORM% COND

0100011,707130.6800124.15211,92420182018002.1597.85

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE207,368

TOTAL MARKET OB/XF VALUE3,902

TOTAL LAND VALUE - MARKET55,000

TOTAL MARKET VALUE266,270

SOH/AGL Deduction78,154

ASSESSED VALUE188,116

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE138,116

TOTAL JUST VALUE266,270

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE272,105

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYVALUERSN CDPRICE

2245/137012/14/2018WDQVI02178,000

GRANTOR: ESB INVESTMENTS LLC

GRANTEE: GRAY RICHARD M & DI

2106/07463/08/2017WDQV05162,500

GRANTOR: HERON ISLES JOINT VEN

GRANTEE: ESB INVESTMENTS LLC

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2018] W10 FSP=[YR=2018] N9 W12 S9 E12\$ W12 N9 W17 S53 E13 N8 FOP=[YR=2018] E6 FGR=[YR=2018] S11 E20 N21 W11 N2 W7 L2 D2 S10\$ N5 W6 S5\$ N5 E6 N5 U2 R2 E7 S2 E11 N26 \$.

Diagram showing building footprint (BAS) and other areas (FSP, FGR, FOP).