LOT 38
IN OR 1595/34
LOFTON OAKS @ YULEE HOME

ELDER LAURA
86007 SANTA BARBARA STREET
YULEE, FL 32097

2024

38-2N-27-1270-0038-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

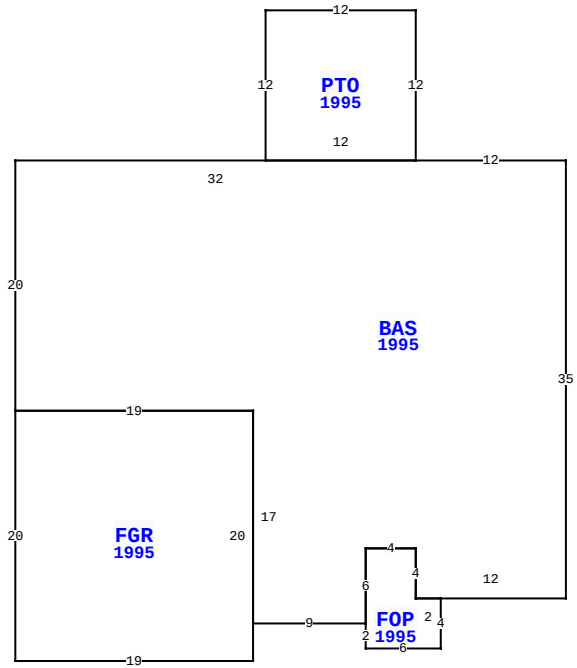
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	4046.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,257	100	1,257	152,813
FGR	380	55	209	25,408
FOP	40	30	12	1,458
PTO	144	5	7	851
TOTALS	1,821		1,485	180,531

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,485	123.6444	140.95	209,311	1995	1995	0	0	0	13.75	86.25

1 SINGLE FAM – 100% - 2010 Heated Area: 1257 HX Base Yr 2010



86007 SANTA BARBARA ST, YULEE

BLD DATE	05/10/2022 NW	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		180,531
TOTAL MARKET OB/XF VALUE		6,444
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		236,975
SOH/AGL Deduction		123,386
ASSESSED VALUE		113,589
TOTAL EXEMPTION VALUE	HX HB DX	55,000
BASE TAXABLE VALUE		58,589
TOTAL JUST VALUE		236,975
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		199,271

PERMIT NUM	DESCRIPTION	AMT	ISSUED
95-01960	NEW CONSTR	74,400	05/01/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1595/0034	12/01/2008	WD	Q	I		140,000
GRANTOR: HARRIS MATTHEW J						
GRANTEE: ELDER LAURA						
1066/0810	7/02/2002	WD	Q	I		120,000
GRANTOR: WILLIAMS THOMAS D & S						
GRANTEE: HARRIS MATTHEW J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995] W12 PTO=[YR=1995] N12 W12 S12 E12$ W32 S20 FGR=[YR=1995] S20 E19 N20 W19$ E19 S17 E9 FOP=[YR=1995] S2 E6 N4 W2 N4 W4 S6$ N6 E4 S4 E12 N35$.

EXTRA FEATURES

LN	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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	4,200.00	4,200.00	100	1995	1995	3	77	3,234	
2	0811	CONCRETE B	0	100	0	0	735.00	SF	6.24	6.24	100	1995	1995	3	70	3,210	

LAND DESCRIPTION

TOTAL OB/XF 6,444

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	50,000.00	50,000.00	50,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 08/06/2024 BY SYS