

PERKINS LVG TRUST/PERKINS JACK W TRUSTEE
86880 RIVERWOOD DR
YULEE, FL 32097

38-2N-27-1332-0030-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall16WD FR STUC 100

Roof Structur08IRREGULAR 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 70

Interior Floo11CLAY TILE 30

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3100

Bathrooms3100

Frame02WOOD FRAME 100

Stories Units1.0100
0100

Occupancy00NONE 100

Quality01Quality Level 01

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4045.00

TOTALS3,9263,099337,208

EXTRA FEATURES

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

10500FP-PRE FAB0100001.00UT3,500.003,500.00100200620063903,150

20812CONCRETE C0100001,296.00SF4.004.00100200620063874,510

30910SCRN RM L01001116176.00SF15.0015.00100201120113501,320

40810CONCRETE A010000515.00SF6.506.50100201120113923,080

LAND DESCRIPTION

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

1000100CSFR1000003RSF-10.000.001.00LT1.001.001.0065,000.0065,000.0065,000

REVIEW DATE05/12/2019BYKBA

Total Acres: 0.00Total Land Value: 65,000Market: 0Agricultural: 0Common: 65,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% CONDD

0900013,09995.1372118.92368,53320062006008.5091.50

1 SNGL FAM - 100% - 2010Heated Area: 2581HX Base Yr 2010

PTO 2010

FSP 2010

FOP 2006

BAS 2006

FGR 2006

BLD DATE03/03/2023NW

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

NASSAU COUNTY PROPERTY

PAGE 1 of 14

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE337,208

TOTAL MARKET OB/XF VALUE12,060

TOTAL LAND VALUE - MARKET65,000

TOTAL MARKET VALUE414,268

SOH/AGL Deduction200,751

ASSESSED VALUE213,517

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE163,517

TOTAL JUST VALUE414,268

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE417,304

PERMIT NUMDESCRIPTIONAMTISSUED

B24491XFOB2,63203/01/2011

B23694XFOB8,99506/01/2010

B23726ADDITION4,49606/01/2010

B15940NEW CONSTR242,73602/27/2006

E16638ELEC OTHER001/01/2006

E16050ELEC OTHER2,00010/01/2005

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVINRSNCD SALE PRICE

1804/002111/21/2011WDUII30100

GRANTOR: PERKINS JACK W & MARI

GRANTEE: PERKINS JACK W & MA

1616/19654/22/2009WDUII12220,000

GRANTOR: FAVER C DAVID & KIMBE

GRANTEE: PERKINS JACK W & MA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W17 FSP=[YR=2010] W32 PTO=[YR=2010] W12 S20 U3 R3 E9 FOP=[YR=2006] D3 R3 E17 N6 U3 R3 W23 S6\$ N17\$ S11 E32 N11\$ S11 W9 D3 L3 S6 W17 U3 L3 W9 D3 L3 S37 E13 N5 E9 FOP=[YR=2006] S5 E11 N5 W2 N3 W7 S3 W2\$ E2 N3 E7 S3 E9 S5 FGR=[YR=2006] W2 S22 E12 S2 E11 N24 W21\$ E21 N57\$.