

LOT 105
IN OR 1285/1016
MEADOWFIELD #3 PB 6/321-323

SUITA PAULA L & WALTER E
86114 MEADOWRIDGE CT
YULEE, FL 32097

2024

38-2N-27-1332-0105-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	10 ABOVE AVG 70
Exterior Wall	16 WD FR STUC 30
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 70
Interior Floo	08 SHT VINYL 30
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	01 Quality Level 01
DOR CODE	0100 SINGLE FAMILY

MAP NUM	MKT AREA	04
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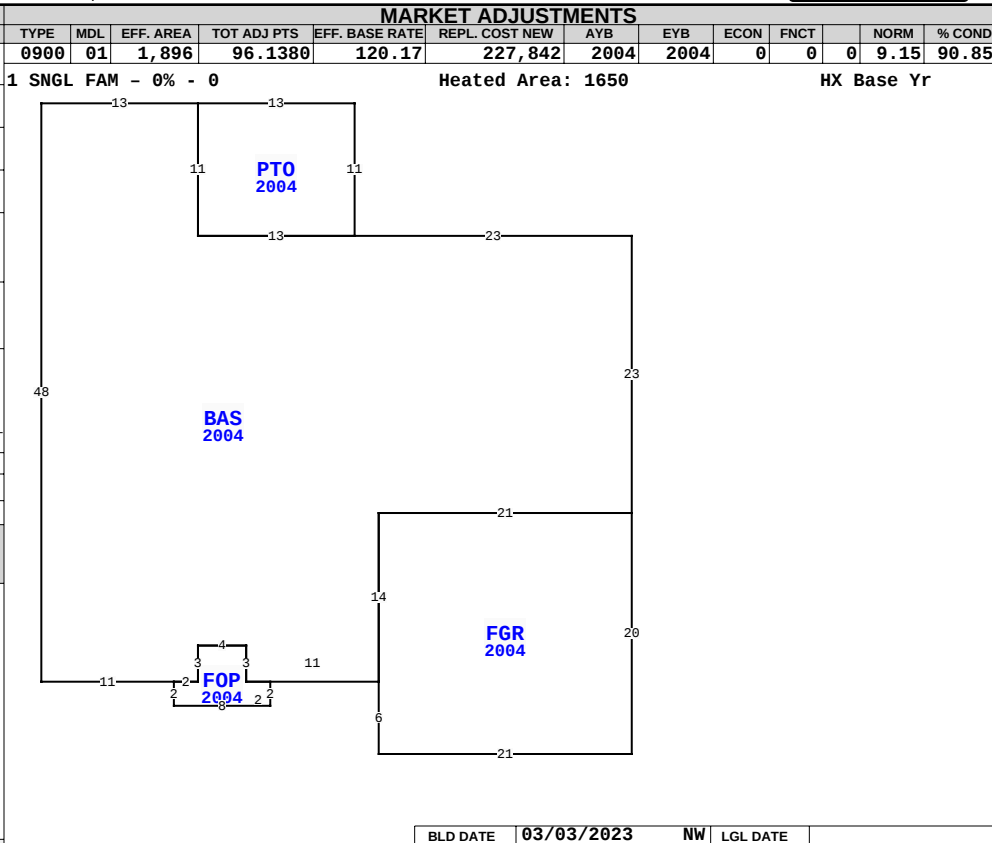
NEIGHBORHOOD/LOC	4045.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,650	100	1,650	180,138
FGR	420	55	231	25,219
FOP	28	30	8	873
PTO	143	5	7	764
TOTALS	2,241		1,896	206,994

EXTRA FEATURES	
L N	OB/XF CODE

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	0811	CONCRETE B	0	0	0	0	786.00	SF	5.20	5.20	100	2004	2004	3	84	3,433	
2	0811	CONCRETE B	0	0	0	0	713.00	SF	5.20	5.20	100	2022	2022	3	100	3,708	

LAND DESCRIPTION	
L N	USE CODE
1	000100



86114 MEADOWRIDGE CT, YULEE

BLD DATE	03/03/2023	NW	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

NASSAU COUNTY PROPERTY		PAGE 1 of 2	4
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE			215,850
TOTAL MARKET OB/XF VALUE			7,141
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			287,991
SOH/AGL Deduction			36,884
ASSESSED VALUE			251,107
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			251,107
TOTAL JUST VALUE			287,991
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			289,802

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22004508	ADDITION	23,952	03/23/2022

SALES DATA	
OFF RECORD Number	DATE
1285/1016	1/04/2005
GRANTOR: MATTAMY (JACKSONVILLE)	
GRANTEE: SUITA PAULA L & WAL	
1222/0216	4/13/2004
GRANTOR: MEADOWFIELD JOINT VEN	
GRANTEE: MATTAMY (JACKSONVIL)	

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS=[YR=2004] W23 PTO=[YR=2004] N11 W13 S11 E13\$ W13 N11 W13 S48 E11 FOP=[YR=2004] S2 E8 N2 W2 N3 W4 S3 W2\$ E2 N3 E4 S3 E11 FGR=[YR=2004] S6 E21 N20 W21 S14\$ N14 E21 N23\$.	

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