

LOT 129
IN OR 1376/166
MEADOWFIELD #3 PB 6/321-323

TAYLOR RONALD J & MARILYN L
86795 RIVERWOOD DRIVE
YULEE, FL 32097

2024

38-2N-27-1332-0129-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

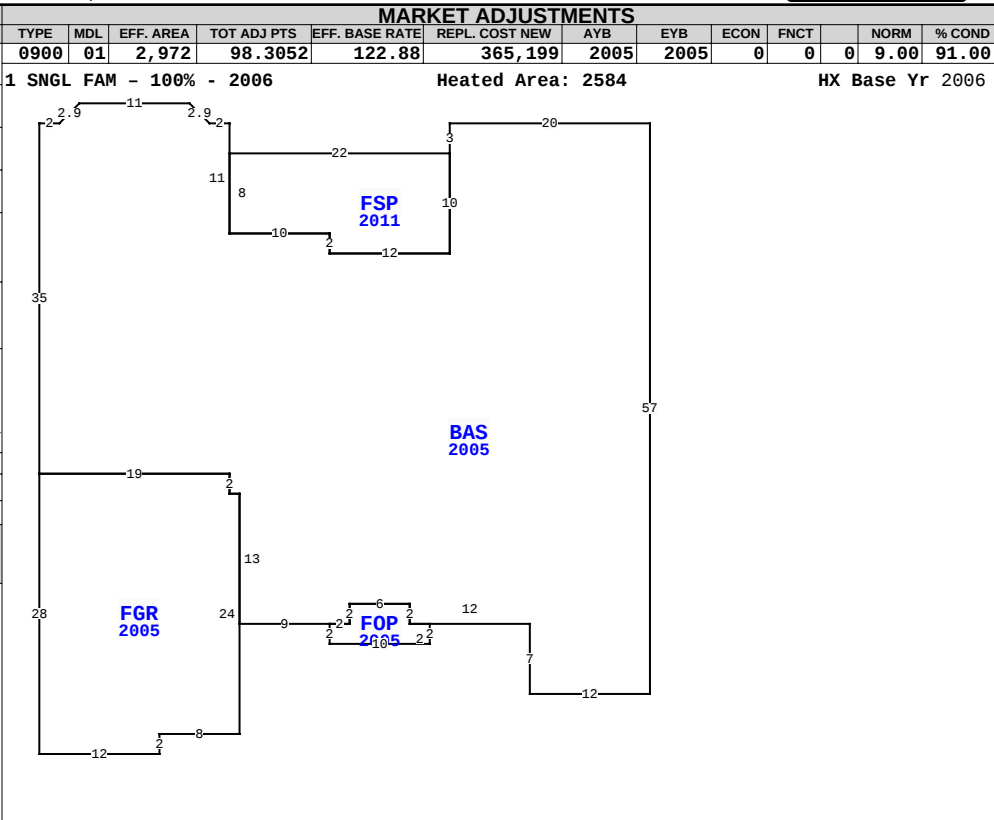
Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4045.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,584	100	2,584	288,945
FGR	542	55	298	33,322
FOP	32	30	10	1,118
FSP	200	40	80	8,945

TOTALS	3,358		2,972	332,331
--------	-------	--	-------	---------

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0811	CONCRETE B	0	100	0	0	777.00	SF	5.20
3	0855	CONC PAVER	0	100	23	10	230.00	SF	7.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000134	C	SFR POND	100		RSF-1	0.00	0.00	1.00



86795 RIVERWOOD DR, YULEE	BLD DATE 03/03/2023	NW	LGL DATE	
	XF DATE		LAND DATE	
	INC DATE		AG DATE	

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		332,331	
TOTAL MARKET OB/XF VALUE		8,023	
TOTAL LAND VALUE - MARKET		65,000	
TOTAL MARKET VALUE		405,354	
SOH/AGL Deduction		201,480	
ASSESSED VALUE		203,874	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		153,874	
TOTAL JUST VALUE		405,354	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		408,196	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1631917	SCRNROOM	6,384	03/01/2016
B24517	XFOB	3,125	03/01/2011
M10307	MECH OTHER	0	09/01/2005
E15535	ELEC OTHER	2,000	08/01/2005
P0509568	OTHER	0	06/01/2005
R0507620	REPAIR/RRF	1,500	05/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1376/0166	12/22/2005	WD Q	I			260,600
GRANTOR: WATSON HOME BUILDERS						
GRANTEE: TAYLOR RONALD J & M						
1217/0139	3/22/2004	WD U	V	19		494,000
GRANTOR: MEADOWFIELD JOINT VEN						
GRANTEE: WATSON HOME BUILDER						

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
BAS=[YR=2005] W20 S3 FSP=[YR=2011] W22 S8 E10 S2 E12 N10\$ S10 W12 N2 W10 N11 W2 U2 L2 W11 D2 L2 W2 S35 FGR=[YR=2005] S28 E12 N2 E8 N24 W1 N2 W19\$ E19 S2 E1 S13 E9 FOP=[YR=2005] S2 E10 N2 W2 N2 W6 S2 W2\$ E2 N2 E6 S2 E12 S7 E12 N57 \$.									

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000134	C	SFR POND	100		RSF-1	0.00	0.00	1.00