PT LOT 1 IN OR 1995/1430
HAVEN FOREST S/D OR 110/537

WOLLITZ DANIEL F
5359 CARDER ST
JACKSONVILLE, FL 32205

2024

38-3N-27-4690-0001-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0001	VAC W/XFOB	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4031.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

HAVEN RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	6,600
TOTAL LAND VALUE - MARKET	320,000
TOTAL MARKET VALUE	326,600
SOH/AGL Deduction	0
ASSESSED VALUE	326,600
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	326,600
TOTAL JUST VALUE	326,600
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	326,600

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1995/1430	8/03/2015	QC	U	V	11	100
GRANTOR: WOLLITZ MARGARET						
GRANTEE: WOLLITZ DANIEL F						
1988/1118	6/25/2015	QC	U	I	11	100
GRANTOR: WOLLITZ MARGARET						
GRANTEE: WOLLITZ DANIEL F						

BUILDING NOTES

BUILDING DIMENSIONS

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	0300	BOAT DCK W	0	0	130	6	780.00	SF	40.00	40.00	100	1992	1992	3	20	6,240	
2	0203	BARN MTL 0	0	0	10	10	100.00	SF	18.00	18.00	100	1985	1985	3	20	360	

LAND DESCRIPTION

TOTAL OB/XF 6,600

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	000732	C	MISC RES RIV	0		OR	100.00	235.00	100.00	FF		1.00	1.00	1.00	3,200.00	3,200.00	320,000							

REVIEW DATE 04/05/2024 BY KWA Total Acres: 0.00 Total Land Value: 320,000 Market: 0 Agricultural: 0 Common: 320,000 PRINTED 08/06/2024 BY SYS