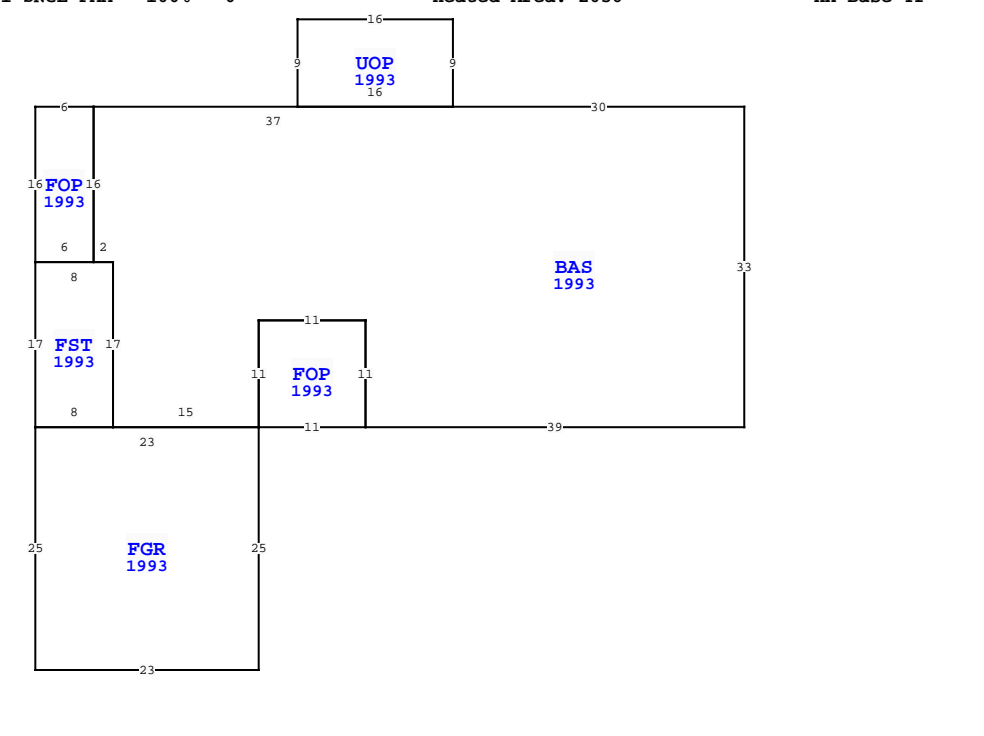




ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0900	01	2,541	110.8992	138.62	352,233	1976	1996		0	0	22.75	77.25	



Quality	02	Quality Level 02		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 04		
NEIGHBORHOOD/LOC	4031.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,056	100	2,056	220,165
FGR	575	55	316	33,839
FOP	96	30	29	3,105
FOP	121	30	36	3,855
FST	136	55	75	8,032
UOP	144	20	29	3,105
TOTALS	3,128		2,541	272,100

EXTRA FEATURES																
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	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1976	1976	3	38	1,330	
2	0810	CONCRETE A	0	100	20	600.00	SF	6.50	6.50	100	1985	1985	3	47	1,833	
3	0680	POLE SHED	0	100	18	288.00	SF	10.00	10.00	100	1985	1985	3	20	576	
4	0300	BOAT DCK W	0	100	0	424.00	SF	28.00	28.00	100	1980	1980	3	20	2,374	
5	0511	GARAGE CB-	0	100	31	1,271.00	SF	60.00	60.00	100	1993	1993	3	66	50,332	
6	0810	CONCRETE A	0	100	41	820.00	SF	6.50	6.50	100	1993	1993	3	66	3,518	
7	0681	POLE SHED	0	100	12	192.00	SF	15.00	15.00	100	2010	2010	3	60	1,728	

BLD DATE	03/03/2023	NW	LGL DATE	
XF DATE			LAND DATE	04/22/2024
INC DATE			AG DATE	
96214 WILL YOUNG RD, YULEE				
TOTAL OB/XF 61,691				

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000130	C	SFR WATER	100	0005	RMH	280.00	325.00	280.00	FF		1.00	1.00	1.00	3,000.00	3,000.00	840,000							

TOTAL OB/XF																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000130	C	SFR WATER	100	0005	RMH	280.00	325.00	280.00	FF		1.00	1.00	1.00	3,000.00	3,000.00	840,000							

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			272,100
TOTAL MARKET OB/XF VALUE			61,691
TOTAL LAND VALUE - MARKET			840,000
TOTAL MARKET VALUE			1,173,791
SOH/AGL Deduction			897,690
ASSESSED VALUE			276,101
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			226,101
TOTAL JUST VALUE			1,173,791
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			771,786

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8792	GARAGE	20,500	03/26/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2468/0545	6/06/2021	QC	U	I	11	100
GRANTOR: KURLIN JOHNNY R JR &						
GRANTEE: BRAGG PAMELA & WAND						
0206/0702	1/01/1975	WD	U	V		1,500
GRANTOR:						
GRANTEE:						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=1993] W30 UOP=[YR=1993] N9 W16 S9 E16 \$ W37													
FOP=[YR=1993] W6 S16 FST=[YR=1993] S17 FGR=[YR=1993] S25 E23													
N25 FOP=[YR=1993] E11 N11 W11 S11 \$ W23 \$ E8 N17 W8 \$ E6 N16													
\$ S16 E2 S17 E15 N11 E11 S11 E39 N33 \$ .													