

HICKS TYLER MICHAEL
86237 FORTUNE DR
YULEE, FL 32097

42-2N-27-4370-0108-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall31HARDIE BRD 70

Exterior Wall16WD FR STUC 30

Roof Structure03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floor14CARPET 70

Interior Floor11CLAY TILE 30

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms4 100

Bathrooms2 100

Frame Stories Units02WOOD FRAME 100
1. 1. 100
0 100

Occupancy00NONE 100

Quality06Quality Level 06

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4071.00

TOTALS2,7532,431279,564

EXTRA FEATURES86237 FORTUNE DR, YULEE

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10810CONCRETE A010022366.00SF6.506.5010020162016396412

20810CONCRETE A010000521.00SF6.506.50100201620163963,251

LAND DESCRIPTIONTOTAL OB/XF3,663

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSNIT TYPEDTDPTH FACT% COND TOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR100PUD0.000.001.00LT1.001.001.0050,000.0050,000.0050,000

REVIEW DATE05/17/2022BYNWA

Total Acres: 0.00Total Land Value: 50,000Market: 0Agricultural: 0Common: 50,000PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBEECONFNCTNORM% CONDBAS 2016BAS 2016FGR 2016FOP 2016FST 2016

0100012,431124.98431118.74288,657201620162016003.1596.85

1 SINGLE FAM - 100% - 2022Heated Area: 2127HX Base Yr 2022

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE279,564

TOTAL MARKET OB/XF VALUE3,663

TOTAL LAND VALUE - MARKET50,000

TOTAL MARKET VALUE333,227

SOH/AGL Deduction52,246

ASSESSED VALUE280,981

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE230,981

TOTAL JUST VALUE333,227

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE309,032

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / V / I / RSNCDSALE PRICE

2457/10094/26/2021SWQI01280,000

GRANTOR: TRIPP MARSHAL G & ALI

GRANTEE:HICKS TYLER MICHAEL

2182/07613/07/2018WDQI01240,000

GRANTOR: WILT SHAWN P & ALLISO

GRANTEE: TRIPP MARSHAL G & A

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2016] W16 FOP=[YR=2016] N8 W16 S8 E16\$ W34 S48 E10
FOP=[YR=2016] S4 E9 N4 W9\$ E19 FGR=[YR=2016] S9 E21 N24 W3
FST=[YR=2016] W4 S3 E4 N3\$ S3 W18 S12\$ N12 E14 N3 E7 N33\$.