

LOT 145
IN OR 2291/1172
THE HIDEAWAY #2 PB 7/233

KEEN ELIZABETH A
86175 VEGAS BLVD
YULEE, FL 32097

2024

42-2N-27-4370-0145-0000

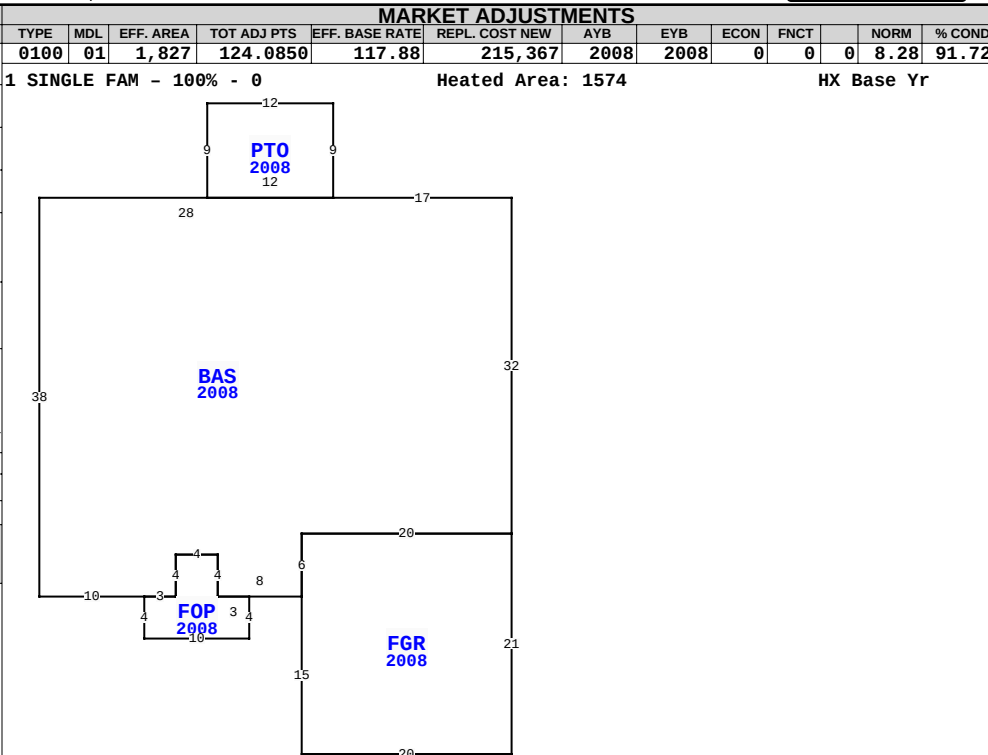


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	20	FACE BRICK 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	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	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4071.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,574	100	1,574	170,180
FGR	420	55	231	24,975
FOP	56	30	17	1,838
PTO	108	5	5	540



TOTALS	2,158	1,827	197,535
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0810	CONCRETE A	0	100	0	0	494.00	SF	6.50	6.50	
2	0810	CONCRETE A	0	100	27	3	81.00	SF	6.50	6.50	
3	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	

86175 VEGAS BLVD, YULEE				BLD DATE	05/17/2022			NW	LGL DATE	
				XF DATE					LAND DATE	
				INC DATE					AG DATE	
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
494.00	SF	6.50	6.50	100	2008	2008	3	89	2,858	
81.00	SF	6.50	6.50	100	2008	2008	3	89	469	
1.00	UT	2,000.00	2,000.00	100	2008	2008	3	92	1,840	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	100	0003	PUD	0.00	0.00	1.00	LT	

TOTAL OB/XF											
5,167											

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
STANDARD											
VALUATION BY											
Tax Group: 4 Tax Dist:											
BUILDING MARKET VALUE											
197,535											
TOTAL MARKET OB/XF VALUE											
5,167											
TOTAL LAND VALUE - MARKET											
50,000											
TOTAL MARKET VALUE											
252,702											
SOH/AGL Deduction											
114,889											
ASSESSED VALUE											
137,813											
TOTAL EXEMPTION VALUE											
HX HB 50,000											
BASE TAXABLE VALUE											
87,813											
TOTAL JUST VALUE											
252,702											
NCON VALUE											
0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE											
235,862											

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E19977	ELEC OTHER	2,000	09/01/2007
M13329	MECH OTHER	0	09/01/2007
P12694	OTHER	0	09/01/2007
C20352	CO ISSUED	0	08/01/2007
R10611	REPAIR/RRF	2,800	08/01/2007
B20352	NEW CONSTR	134,112	08/01/2007

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2291/1172	7/19/2019	QC	U	I	11	100	
GRANTOR: CARTER JEREMY & SARA							
GRANTEE: KEEN ELIZABETH A							
2227/1404	10/03/2018	QC	U	I	11	100	
GRANTOR: KEEN ELIZABETH A							
GRANTEE: CARTER JEREMY & SAR							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2008] W17 PTO=[YR=2008] N9 W12 S9 E12\$ W28 S38 E10											
FOP=[YR=2008] S4 E10 N4 W3 N4 W4 S4 W3\$ E3 N4 E4 S4 E8											
FGR=[YR=2008] S15 E20 N21 W20 S6\$ N6 E20 N32\$.											