

BAILEY RONALD M & CATHERINE A
86048 CAESARS AVE
YULEE, FL 32097

42-2N-27-4371-0019-0000



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION
Exterior Wall10ABOVE AVG 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 Type Bedrooms04AIR DUCTED 100
Bedrooms3 100
Bathrooms2 100

Frame Stories1.02WOOD FRAME 100
Units1.1.100
Occupancy00NONE 100

Quality06Quality Level 06
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA04
NEIGHBORHOOD/LOC4071.00

AREATYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE
BAS1,7181001,718200,092
FGR4025522125,739
FOP3630111,281
FSP15340617,105
FST1855101,165
PTO8054466

MARKET ADJUSTMENTS

TYPETYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYEBECONFNCTNORM% COND
0100012,025127.2383120.88244,78220152015003.6596.35
1 SINGLE FAM - 100% - 2016Heated Area: 1718HX Base Yr 2016

BLDDATE05/17/2022NWLGLEDATEREGISTRATIONDATEAG DATE
XF DATELAND DATE
INC DATE
ADJ UNIT PRICEYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES
6.50201520153952,976
6.5020152015395259

L NOBIXFCODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICERIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES
10810CONCRETE A010000482.00SF6.506.50100201520153952,976
20810CONCRETE A010014342.00SF6.506.5010020152015395259

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD
Tax Group: 4Tax Dist:
BUILDING MARKET VALUE235,847
TOTAL MARKET OB/XF VALUE3,235
TOTAL LAND VALUE - MARKET50,000
TOTAL MARKET VALUE289,082
SOH/AGL Deduction146,530
ASSESSED VALUE142,552
TOTAL EXEMPTION VALUESX HX HB100,000
BASE TAXABLE VALUE42,552
TOTAL JUST VALUE289,082
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE268,690

SALES DATA
OFF RECORD TYPE Q U V I RSN SALE
NumberINST / / CDPRICE
2008/117710/09/2015WDQI01175,900
GRANTOR: SEDA CONSTRUCTION COM
GRANTEE: BAILEY RONALD M & C
1906/11403/06/2014SWUV3796,600
GRANTOR: DECATUR PROPERTIES IN
GRANTEE: SEDA CONSTRUCTION C

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2015] W15 FSP=[YR=2015] W17 PTO=[YR=2015] N1 W8
S10 E8 N9\$ S9 E17 N9\$ S9 W25 S33 FGR=[YR=2015] S20 E21 N7
FOP=[YR=2015] E6 N6 W6 S6\$ N10 FST=[YR=2015] N3 W6 S3 E6\$
W6 N3 W15\$ E21 S7 E6 S10 E13 N59\$.

LAND DESCRIPTION

LNUSE CLSLAND USE CAPRDLOC FRONTDEPTHTOT LND UTSD TDPHT % TOT UNIT ADJUNIT LAND OTHER ADJUSTMENTS YEAR DENSITY DECLFRZYRCNSRVV
CODEDESCRPTIONCAPDZONEUTSFACTCONDADJPRICEPRICELAND AND NOTESYRDECLFRZYSRVSERV
1000100CSFR100PUD0.000.001.00LT1.001.001.0050,000.0050,000.0050,000

REVIEW DATE 07/13/2020BY NWATotal Acres: 0.00Total Land Value: 50,000Market: 0Agricultural: 0Common: 50,000PRINTED 08/06/2024 BY SYS