

LOT 49
THE HIDEAWAY #3 REPLAT
PB 7/313

YAMASA CO LTD
PO BOX 4090
SCOTTSDALE, AZ 85261

2024

42-2N-27-4371-0049-0000



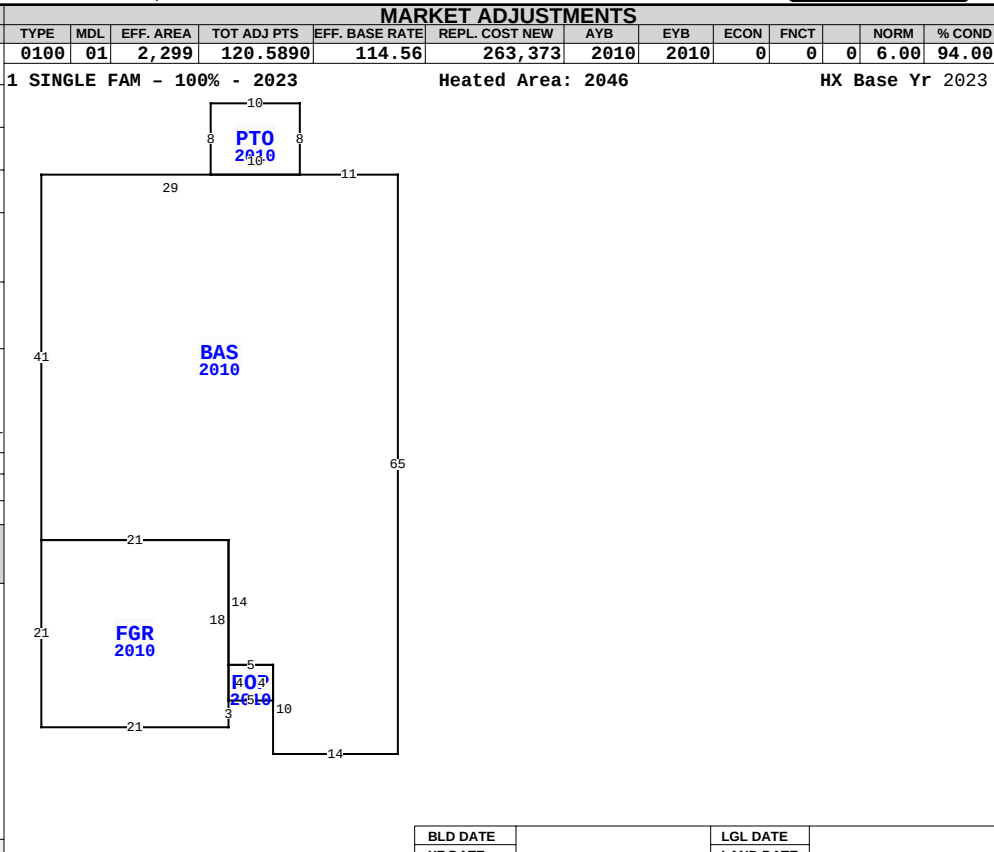
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	2,046	100	2,046	220,327
FGR	441	55	243	26,168
FOP	20	30	6	646
PTO	80	5	4	431
TOTALS	2,587		2,299	247,571

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
1	0810	CONCRETE A	0 100	0	0	556.00	SF	6.50	6.50	100	2010	2010	3	91

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
1	000100	C	SFR	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00



86244 VENETIAN AVE, YULEE	BLD DATE		LGL DATE	
	XF DATE		LAND DATE	
	INC DATE		AG DATE	

TOTAL OB/XF														
3,289														

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					247,571				
TOTAL MARKET OB/XF VALUE					3,289				
TOTAL LAND VALUE - MARKET					50,000				
TOTAL MARKET VALUE					300,860				
SOH/AGL Deduction					12,987				
ASSESSED VALUE					287,873				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					237,873				
TOTAL JUST VALUE					300,860				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					279,488				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C23288	CO ISSUED	0	03/26/2010
E22458	ELEC OTHER	0	03/01/2010
B23288	NEW CONSTR	255,390	02/01/2010
M15082	MECH OTHER	0	02/01/2010
P14140	OTHER	0	02/01/2010
B21677	NEW CONSTR	129,900	07/01/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2713/788	5/17/2024	WD	Q	I	01	345,000
GRANTOR: NOONE ROSSER E & JESS						
GRANTEE: YAMASA CO LTD						
2210/0002	7/02/2018	WD	Q	I	01	228,900
GRANTOR: KILPATRICK STEPHEN A						
GRANTEE: NOONE ROSSER E & JE						

BUILDING NOTES														
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BUILDING DIMENSIONS														
BAS=[YR=2010] W11 PT0=[YR=2010] N8 W10 S8 E10\$ W29 S41 FGR=[YR=2010] S21 E21 N3 FOP=[YR=2010] E5 N4 W5 S4\$ N18 W21\$ E21 S14 E5 S10 E14 N65\$.														