LOT 8
IN OR 2152/1135
HIDEAWAY PHASE 1A PBK 8/134

PROKOPIAK RICHARD E & JUDITH P
86419 MOONLIT WALK CIR
YULEE, FL 32097

2024

42-2N-27-4372-0008-0000

BUILDING CHARACTERISTICS

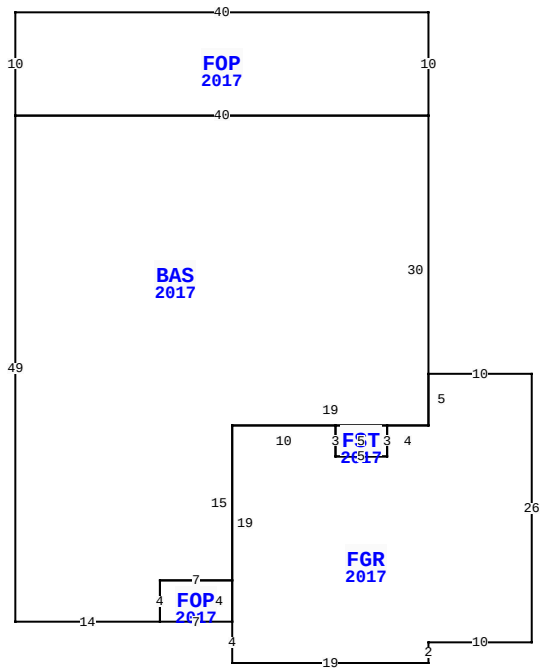
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 70
Exterior Wall	16	WD FR STUC 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	1,571	100	1,571	180,114
FGR	682	55	375	42,994
FOP	28	30	8	917
FOP	400	30	120	13,758
FST	15	55	8	917
TOTALS	2,696		2,082	238,699

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,082	123.9700	117.77	245,197	2017	2017	0	0	0	2.65	97.35

1 SINGLE FAM – 100% - 2018 Heated Area: 1571 HX Base Yr 2018



86419 MOONLIT WALK CIR, YULEE

BLD DATE	05/17/2022 NW	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		238,699
TOTAL MARKET OB/XF VALUE		49,333
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		338,032
SOH/AGL Deduction		98,235
ASSESSED VALUE		239,797
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		189,797
TOTAL JUST VALUE		338,032
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		318,886

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18006005	ADDITION	19,717	06/12/2018
18004010	SWIM POOL	55,470	04/19/2018
17007535	CO ISSUED	0	08/21/2017
17002771	NEW CONSTR	220,689	04/03/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2152/1135	9/20/2017	WD	Q	I	01	245,000

GRANTOR: SEDA CONSTRUCTION COM

GRANTEE: PROKOPIAK RICHARD E

BUILDING NOTES

BUILDING DIMENSIONS

FOP=[YR=2017] W40 S10 BAS=[YR=2017] S49 E14 FOP=[YR=2017] E7 FGR=[YR=2017] S4 E19 N2 E10 N26 W10 S5 W4 FST=[YR=2017] W5 S3 E5 N3$ S3 W5 N3 W10 S19$ N4 W7 S4$ N4 E7 N15 E19 N30 W40$ E40 N10$.

EXTRA FEATURES

LN	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	0811	CONCRETE B	0	100	0	0	921.00	SF	5.20	5.20	100	2017	2017	3	97	4,646	
2	0910	SCRN RM L	0	100	0	0	880.00	SF	15.00	15.00	100	2018	2018	3	82	10,824	
3	0861	POOL GUNIT	0	100	0	0	364.00	SF	85.00	85.00	100	2018	2018	3	87	26,918	
4	0855	CONC PAVER	0	100	0	0	716.00	SF	10.00	10.00	100	2018	2018	3	97	6,945	

LAND DESCRIPTION

TOTAL OB/XF 49,333

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 04/23/2019 BY KB Total Acres: 0.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 08/06/2024 BY SYS