

LOT 30
IN OR 2225/586
HIDEAWAY PHASE 1A PBK 8/134

BOATRIGHT STEVEN A & MELANIE M
86206 CLOISTER COURT
YULEE, FL 32097

2024

42-2N-27-4372-0030-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	0 100
Occupancy	00	NONE 100

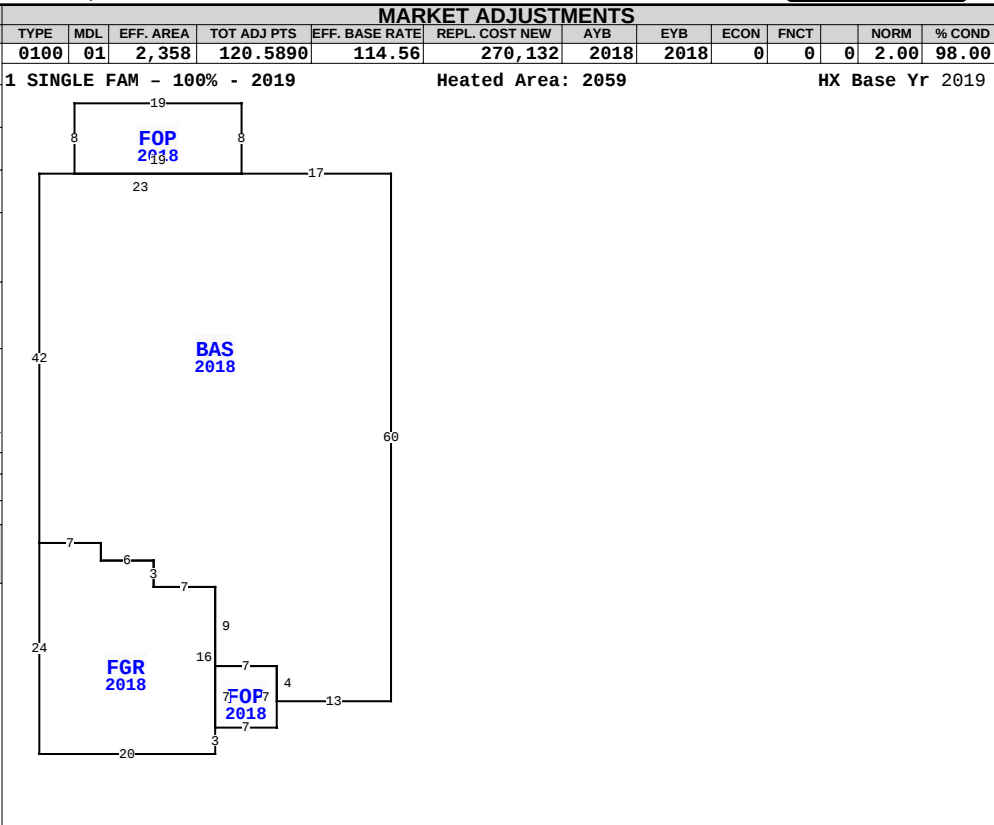
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4071.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,059	100	2,059	231,161
FGR	433	55	238	26,720
FOP	49	30	15	1,684
FOP	152	30	46	5,165

TOTALS	2,693		2,358	264,729
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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	472.00	SF	6.50	6.50	
2	0470	VNYL GATE	0	100	0	0	3.00	UT	300.00	300.00	
3	0476	VF 6 SBPL	0	100	0	0	168.00	LF	32.00	32.00	

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		PUD	0.00	0.00	1.00	LT	



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

TOTAL OB/XF											
9,189											

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			264,729
TOTAL MARKET OB/XF VALUE			9,189
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			323,918
SOH/AGL Deduction			99,113
ASSESSED VALUE			224,805
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			174,805
TOTAL JUST VALUE			323,918
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			301,069

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18003526	C0 ISSUED	0	09/19/2018

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2225/0586	9/20/2018	WD	Q	I	01
GRANTOR: SEDA CONSTRUCTION COM					
GRANTEE: BOATRIGHT STEVEN A					

BUILDING NOTES					
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BUILDING DIMENSIONS					
BAS=[YR=2018] W17 FOP=[YR=2018] N8 W19 S8 E19\$ W23 S42					
FGR=[YR=2018] S24 E20 N3 FOP=[YR=2018] E7 N7 W7 S7\$ N16 W7 N3					
W6 N2 W7\$ E7 S2 E6 S3 E7 S9 E7 S4 E13 N60\$.					