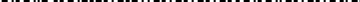


ABERNATHY RICKEY E
85257 AIRPLANE LN
YULEE, FL 32097

2024



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

05AVERAGE 70
Exterior Wall07ASB SHNGLE 30
Roof Structure03GABLE/HIP 100
Roof Cover03COMP SHNGL 100
Interior Wall05DRYWALL 100
Interior Floo14CARPET 100
Air Condition03CENTRAL 100
Heating Type04AIR DUCTED 100
Bedrooms
BathroomsFrame02WOOD FRAME 100
StoriesUnits1.1. 100
 0 100
BUD8 Adjustme04DIST 01 100
Occupancy00NONE 100

Quality03Quality Level 03
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA04
NEIGHBORHOOD/LOC4048.00

AREATYPETOTAL GROSS AREAPCT OF BASETOTAL ADJ AREASUBAREA MARKET VALUE
BAS91010091064,176
BAS1,2701001,27089,564
FEP9680775,430
FST8455463,244
UOP28020563,949

TOTALES2,6402,359166,364

MARKET ADJUSTMENTS

TYPETYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0100012,35998.392093.47220,496195419700024.5575.45

HX Base Yr 2024

HEATED AREA: 2180

1 SINGLE FAM - 100% - 2024

Floor Plan Diagram:
The diagram shows several rooms labeled with blue codes:
- UOP 2007 (top right)
- BAS 1995 (middle right)
- FST 1995 (bottom middle)
- BAS 1993 (large room on left)
- FEP 1994 (bottom center)

NASSAU COUNTY PROPERTY VALUATION SUMMARY

PAGE 1 of 1

VALUATION BY STANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE166,364

TOTAL MARKET OB/XF VALUE4,477

TOTAL LAND VALUE - MARKET52,800

TOTAL MARKET VALUE223,641

SOH/AGL Deduction0

ASSESSED VALUE223,641

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE173,641

TOTAL JUST VALUE223,641

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE215,999

Sales History Table:
PERMIT NUMDESCRIPTIONAMTISSUED
94 0267REPAIR/RRF1,20012/01/1994
94 1349NEW CONSTR30010/01/1994

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I V / IRSN CD SALE PRICE

2656/9275/25/2023QC U I 11100

GRANTOR: ABERNATHY PENNY M

GRANTEE: ABERNATHY RICKEY E

2656/9292/15/2023QC U I 11100

GRANTOR: NICHOLS LACY D

GRANTEE: ABERNATHY RICKEY E

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995] W1 UOP=[YR=2007] N10 W28 S10 E28 \$ W30 S13
FST=[YR=1995] W12 S7 BAS=[YR=1993] W17 S26 E23
FEP=[YR=1994] S8 E12 N8 W12 \$ E12 N26 W18 \$ E12 N7 \$ S7 E6
S26 E25 N46 \$.

LAND DESCRIPTION

L NLUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDDOTADJTUNIT PRICELAND UNIT PRICEADJ UNIT PRICEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYSRVSERV

1000100CSFRSFR1000006OR125.00233.000.66AC1.001.001.0080,000.0080,000.0052,800

REVIEW DATE 02/02/2021BY NWATotal Acres: 0.66Total Land Value: 52,800Market: 0Agricultural: 0Common: 52,800PRINTED 08/06/2024 BY SYS