BLOCK 5 LOT 6
IN OR 713 PG 1105
YULEE WOODS #2 PB 5/83 & 84

KILPATRICK LLOYD MICHAEL
85173 MADELINE ROAD
YULEE, FL 32097-4550

2024

42-2N-27-4612-0005-0060

BUILDING CHARACTERISTICS

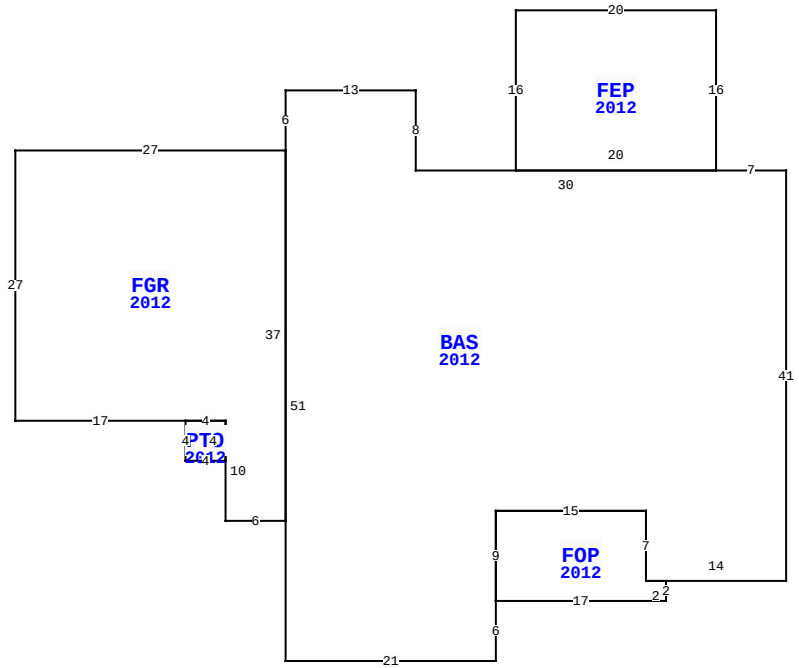
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 60
Exterior Wall	20	FACE BRICK 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4048.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,217	100	2,217	272,649
FEP	320	80	256	31,483
FGR	789	55	434	53,374
FOP	139	30	42	5,166
PTO	16	5	1	123
TOTALS	3,481		2,950	362,795

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,950	104.9980	131.25	387,188	2012	2012	0	0	0	6.30	93.70

2 SNGL FAM – 100% - 0 Heated Area: 2217 HX Base Yr



BLD DATE	12/07/2012	KK	LGL DATE
XF DATE			LAND DATE
INC DATE			AG DATE

85173 MADELINE RD, YULEE

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		362,795
TOTAL MARKET OB/XF VALUE		15,882
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		458,677
SOH/AGL Deduction		261,565
ASSESSED VALUE		197,112
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		147,112
TOTAL JUST VALUE		458,677
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		443,087

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C1226202	CO ISSUED	0	10/18/2012
M17474	H/AC	0	08/01/2012
B26202	NEW CONSTR	241,990	07/01/2012
E25220	NEW CONSTR	0	07/01/2012
B0209751	XFOB	19,602	06/01/2002
B0209313	ADDITION	16,862	01/01/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0713/1105	9/07/1994	QC	U	I	06	3,500
GRANTOR: KILPATRICK KATHLEEN D						
GRANTEE: KILPATRICK LLOYD MI						
0501/0763	10/01/1986	WD	Q	V		11,300
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2012] W7 FEP=[YR=2012] N16 W20 S16 E20$ W30 N8 W13 S6 FGR=[YR=2012] W27 S27 E17 PTO=[YR=2012] S4 E4 N4 W4$ E4 S10 E6 N37$ S51 E21 N6 FOP=[YR=2012] E17 N2 W2 N7 W15 S9$ N9 E15 S7 E14 N41$.

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	0812	CONCRETE C	0	100	0	0	2,425.00	SF	4.00	4.00	100	2002	2002	3	82	7,954	
2	0810	CONCRETE A	0	100	0	0	355.00	SF	6.50	6.50	100	2012	2012	3	93	2,146	
3	0810	CONCRETE A	0	100	0	0	209.00	SF	6.50	6.50	100	2012	2012	3	93	1,263	
4	0810	CONCRETE A	0	100	40	3	120.00	SF	6.50	6.50	100	2012	2012	3	93	725	
5	1243	WD DECK F	0	100	0	0	608.00	SF	8.00	8.00	100	2017	2017	3	78	3,794	

LAND DESCRIPTION

TOTAL OB/XF 15,882

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	0006	OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 02/02/2023 BY NWA Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/06/2024 BY SYS