TRACT 19
IN OR 1229/1416
CHESTER LOFTON RD

WILKES RICHARD E
95636 ARBOR LANE
FERNANDINA BEACH, FL 32034

2024

43-3N-28-5110-0019-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05

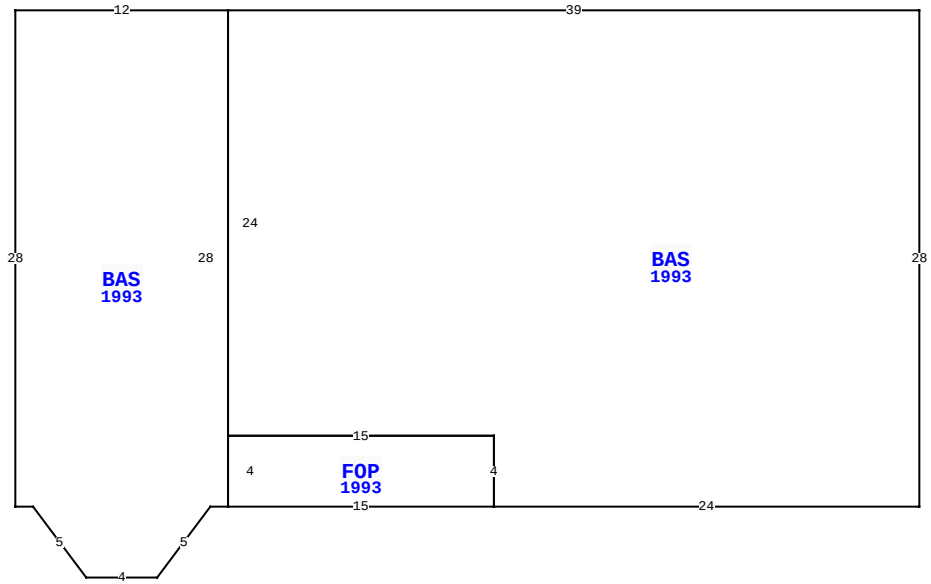
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4031.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	364	100	364	33,180
BAS	1,032	100	1,032	94,073
FOP	60	30	18	1,641
TOTALS	1,456		1,414	128,894

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,414	134.2000	127.49	180,271	1973	1986	0	0	0	28.50	71.50

1 SINGLE FAM – 0% - 0 Heated Area: 1396 HX Base Yr



96737 CHESTER RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/20/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	128,894
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	80,000
TOTAL MARKET VALUE	208,894
SOH/AGL Deduction	44,677
ASSESSED VALUE	164,217
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	164,217
TOTAL JUST VALUE	208,894
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	203,310

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2006857	REPAIR/RRF	8,385	08/01/2020
991760	REPAIR/RRF	1,000	05/01/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1229/1416	5/11/2004	WD	Q	I		96,500
GRANTOR: NETTLES BONNIE LARUE						
GRANTEE: WILKES RICHARD E						
0883/0473	5/14/1999	QC	U	I	01	100
GRANTOR: CUNNINGHAM WILLIAM I						
GRANTEE: NETTLES BONNIE LARU						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W39 BAS=[YR=1993] W12 S28 E1 D4 R3 E4 U4 R3 E1 FOP=[YR=1993] E15 N4 W15S4$ N28$ S24 E15 S4 E24 N28$.

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	OB/XF MKT VALUE	NOTES

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000115	C	SFR ACRES	0	0006	RSF-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 04/17/2019 BY KWA Total Acres: 1.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/06/2024 BY SYS