

PRICE BRYAN C & ALEXA L
465 FIREBUSH LN
YULEE, FL 32097

44-2N-27-1003-0012-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall
Roof Structur

0303HARDIE BRD 100
GABLE/HIP 100

Roof Cover

05COMP SHNGL 100

Interior Wall

09DRYWALL 100

Interior Floo

13LVT/LAMNT 70

Interior Floo

14CARPET 30

Air Condition

03CENTRAL 100

Heating Type

04AIR DUCTED 100

Bedrooms

3100

Bathrooms

2100

Frame

02WOOD FRAME 100

Stories

11.100

Units

00100

Occupancy

00NONE 100

Quality

01Quality Level 01

DOR CODE

0100SINGLE FAMILY

MAP NUM

MKT AREA04

NEIGHBORHOOD/LOC

4086.0100

TOTALS

2,3101,953236,530

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA

0900011,953

TOT ADJ PTS

97.3728

EFF. BASE RATE

121.72

REPL. COST NEW

237,719

AYB

2021

EYB

2021

ECON

0

FNCT

0

NORM

0.50

% COND

99.50

VALUATION BY

Tax Group: 4

Tax Dist:

STANDARD

BUILDING MARKET VALUE

236,530

TOTAL MARKET OB/XF VALUE

4,229

TOTAL LAND VALUE - MARKET

60,000

TOTAL MARKET VALUE

300,759

SOH/AGL Deduction

0

ASSESSED VALUE

300,759

TOTAL EXEMPTION VALUE

0

BASE TAXABLE VALUE

300,759

TOTAL JUST VALUE

300,759

NCON VALUE

0

INCOME VALUE

0

PREVIOUS YEAR MKT VALUE

290,097

SALES DATA

OFF RECORD NumberDATE

2478/14247/06/2021

TYPE INST

SWQ

Q / I

I

RSN CD

01

SALE PRICE

300,900

GRANTOR: MATTAMY JACKSONVILLE

GRANTEE: PRICE BRYAN C & ALE

2371/09636/25/2020

SWQ

V

05

905,000

GRANTOR: WILDLIGHT LLC

GRANTEE: MATTAMY JACKSONVILL

BUILDING NOTES

FGR=[YR=2021] W23 S21 BAS=[YR=2021] S6 FOP=[YR=2021] W12 S10 E12 N10\$ S10 W12 S37 E12 FOP=[YR=2021] S4 E11 N4 W1 N4 W9 S4 W1\$ E1 N4 E9 S4 E13 N53 W23\$ E23 N21\$.

LAND DESCRIPTION

L NUSE CODECLS

1000100CSFR

LAND USE DESCRIPTION

CAP

0

R D

PD - E

LOC ZONE

0.00

FRONT

0.00

DEPTH

0.00

TOT LND UTS

1.00

UNIT TYPE

LT

D T

1.00

% COND

1.00

TOT ADJ

1.00

UNIT PRICE

60,000.00

ADJ UNIT PRICE

60,000.00

LAND VALUE

60,000

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

REVIEW DATE

07/26/2021

BY

NW

Total Acres: 0.00

Total Land Value: 60,000

Market: 0

Agricultural: 0

Common: 60,000

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465 FIREBUSH LN, YULEE

BLD DATE03/21/2023NW

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ SUBAREA MARKET VALUE

BAS1,6271001,627197,048

FGR4835526632,216

FOP8030242,906

FOP12030364,360

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj R

10812CONCRETE C00001,068.00SF4.00

ADJ UNIT PRICE4.00

ORIG COND100

YEAR ON2021

YEAR ACTUAL2021

Q3

% COND99

OB/XF MKT VALUE4,229

NOTES

TOTAL OB/XF

4,229