

LOT 187
EAST NASSAU-WILDLIGHT PH 1C-2
OR 2447/43

IACCHETTA ANTHONY/MEEGAN-IACCHETTA RACHEL
364 SAW PALMETTO STREET
YULEE, FL 32097

2024

44-2N-27-1003-0187-0000



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	13	LVT/LAMMT 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4086.0100	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,565	100	1,565	186,329
FGR	618	55	340	40,480
FOP	168	30	50	5,953
FOP	220	30	66	7,858
FUS	1,701	100	1,701	202,521
TOTALS	4,272		3,722	443,141

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0855	CONC PAVER	0 100	0	0	657.00	SF	10.00	10.00	100	2024

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000135	C	SFR CNSVTN	100		PD -	E 0.00	0.00	1.00	LT	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,722	95.2470	119.06	443,141	2023	2023	0	0	0.00	100.00
1 SNGL FAM - 100% - 2024 Heated Area: 3266 HX Base Yr 2024											

364 SAW PALMETTO ST, YULEE											
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE											
TOTAL OB/XF 6,570											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		443,141	
TOTAL MARKET OB/XF VALUE		6,570	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		524,711	
SOH/AGL Deduction		0	
ASSESSED VALUE		524,711	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		474,711	
TOTAL JUST VALUE		524,711	
NCON VALUE		449,711	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		75,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000404	CO ISSUED	0	01/11/2023
22008582	NEW CONSTR	523,413	06/03/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2613/1345	1/12/2023	SW	Q	I	01	728,300
GRANTOR: PULTE HOME COMPANY LL						
GRANTEE: IACCHETTA ANTHONY &						
2565/0818	5/24/2022	SW	Q	V	05	780,000
GRANTOR: WILDLIGHT LLC						
GRANTEE: PULTE HOME COMPANY						

BUILDING NOTES											
BAS=[YR=2024;ORIG=39,0] W17 S10 W22 S51 E12 N8 E7 N9 E9 N18 E11 N26 \$											
FGR=[YR=2024;ORIG=28,26] E11 S39 W20 N12 N9 E9 N18 \$											
FOP=[YR=2024;ORIG=0,61] S7 E12 N3 E7 N12 W7 S8 W12 \$											
FOP=[YR=2024;ORIG=0,0] E22 S10 W22 N10 \$											
FUS=[YR=2024;ORIG=43,10] E39 S43 W27 S2 W12 N45 \$											