

LOT 192
EAST NASSAU-WILDLIGHT PH 1C-2
OR 2447/43

GREER MARK D & ROXY R
386 SAW PALMETTO STREET
YULEE, FL 32097

2024

44-2N-27-1003-0192-0000



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		3 100
Bathrooms		2 100
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	2,073	100	2,073	261,509
FGR	380	55	209	26,365
FOP	208	30	62	7,821
FOP	260	30	78	9,840
TOTALS	2,921		2,422	305,535

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	772.00	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	2,422	100.9204	126.15	305,535	2023	2023	0	0	0.00	100.00
1 SNGL FAM - 100% - 2024											
Heated Area: 2073											
HX Base Yr 2024											

FOP 2024

BAS 2024

FGR 2024

FOP 2024

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

386 SAW PALMETTO ST, YULEE

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY										PAGE 1 of 1	
VALUATION BY										STANDARD	
Tax Group: 4										Tax Dist:	
BUILDING MARKET VALUE										305,535	
TOTAL MARKET OB/XF VALUE										7,720	
TOTAL LAND VALUE - MARKET										75,000	
TOTAL MARKET VALUE										388,255	
SOH/AGL Deduction										0	
ASSESSED VALUE										388,255	
TOTAL EXEMPTION VALUE										HX HB	50,000
BASE TAXABLE VALUE										338,255	
TOTAL JUST VALUE										388,255	
NCON VALUE										313,255	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										75,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
230006604	CO ISSUED		05/19/2023
22017355	NEW CONSTR	386,596	11/22/2022

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2650/184	6/13/2023	SW	Q	I	01	522,100	
GRANTOR: PULTE HOME COMPANY LL							
GRANTEE: GREER MARK D & ROXY							
2607/0313	12/08/2022	SW	Q	V	05	845,000	
GRANTOR: WILDLIGHT LLC							
GRANTEE: PULTE HOME COMPANY							
BUILDING NOTES							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2024;ORIG=130,0] W13 W26 S45 E19 S12 E7 S6 E13 N63 \$									
FOP=[YR=2024;ORIG=91,0] E26 N10 W26 S10 \$									
FGR=[YR=2024;ORIG=91,45] E19 S12 S8 W1 W18 N20 \$									
FOP=[YR=2024;ORIG=110,57] E7 S6 E13 S8 W21 N6 E1 N8 \$									