

LOT 202
EAST NASSAU-WILDLIGHT PH 1C-2
OR 2447/43

BELL VENTAVIOUS DEONTE & BIANCA ROCHELLE
300 SHORTLEAF LN
YULEE, FL 32097

2024

44-2N-27-1003-0202-0000



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/LAMNT 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	187	30	56	6,667
FOP	220	30	66	7,858
FUS	1,701	100	1,701	202,521
TOTALS	4,291		3,728	443,856

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,728	95.2470	119.06	443,856	2023	2023	0	0	0.00	100.00

1 SNGL FAM - 100% - 2024

Heated Area: 3266

HX Base Yr

The floor plan diagram illustrates a building layout with several distinct areas and their dimensions. The areas are labeled as follows:

- FOP 2024** (Top Left): A rectangular area with a width of 22 and a height of 10.
- BAS 2024** (Middle Left): A large rectangular area with a width of 22 and a height of 26.
- FUS 2024** (Right): A large rectangular area with a width of 39 and a height of 43.
- FGR 2024** (Bottom Left): A complex area with multiple segments. The dimensions for its segments are: 10 (width), 18 (height), 11 (width), 9 (height), 9 (width), 12 (height), 7 (width), 8 (height), 12 (width), 20 (height), 7 (width), 12 (height), 3 (width), and 12 (height).

The overall dimensions of the building are 51 (width) and 51 (height).

BLD DATE	LGL DATE
XF DATE	LAND DATE