

LOTS 7 & 8
CHESTER ROAD PB 6/81-84

MARLOWE STEVE/KEM DINNIE M
96386 CHESTER RD
YULEE, FL 32097

2024

44-3N-28-507R-0008-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
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	1,493	100	1,493	164,452
BAS	15	100	15	1,652
BAS	126	100	126	13,879
BAS	420	100	420	46,263
BAS	877	100	877	96,600
FGR	864	55	475	52,321
FOP	36	30	11	1,212
FSP	300	40	120	13,218
FUS	2,016	100	2,016	222,059
TOTALS	6,147		5,553	611,654

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0810	CONCRETE A	0 100	27	3	81.00	SF	6.50	
2	0350	CARPORT WD	0 100	12	12	144.00	SF	13.00	
3	0812	CONCRETE C	0 100	0	0	1,902.00	SF	4.00	
4	0812	CONCRETE C	0 100	0	0	6,204.00	SF	4.00	
5	1127	BRICK 8"	0 100	0	0	76.00	SF	11.00	
6	0855	CONC PAVER	0 100	0	0	454.00	SF	10.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	NOTES
1	000115	C	SFR ACRES	100		RSF-1	0.00	0.00	
2	000715	C	MISC RES AC	100		RSF-1	0.00	0.00	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	5,553	104.5950	130.74	725,999	1998	2002	0	0	0 15.75	84.25
1 SNGL FAM - 100% - 1999 Heated Area: 4947 HX Base Yr 1999											
96386 CHESTER RD, YULEE											

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

TOTAL OB/XF											
34,393											

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		611,654	
TOTAL MARKET OB/XF VALUE		34,393	
TOTAL LAND VALUE - MARKET		196,800	
TOTAL MARKET VALUE		842,847	
SOH/AGL Deduction		388,625	
ASSESSED VALUE		454,222	
TOTAL EXEMPTION VALUE		HX HB VX	55,000
BASE TAXABLE VALUE		399,222	
TOTAL JUST VALUE		842,847	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		719,151	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25004	ADDITION	500	08/01/2011
M15945	H/AC	0	02/01/2011
P14581	NEW CONSTR	0	01/01/2011
B24241	ADDITION	325,345	12/01/2010
984625	NEW CONSTR	69,703	05/01/1998

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1221/1550	4/13/2004	WD	Q	V		40,000	
GRANTOR: NETTLES LARRY E & SUS							
GRANTEE: KEM MARLOWE & DINNI							
0954/0769	10/18/2000	WD	U	I	15	117,100	
GRANTOR: STEEL CHRISTOPHER G &							
GRANTEE: MARLOWE STEVE & DIN							

BUILDING NOTES									
BUILDING DIMENSIONS									
FGR=[YR=2011] W27 BAS=[YR=2011] W6 FSP=[YR=2011] N10 W30 S10 E30 \$ W30 S24 BAS=[YR=1998] W4 N2 W6 S2 W5 S30 BAS=[YR=2011] S21 E20 N12 FOP=[YR=2011] E9 N4 W6 BAS=[YR=2011] N5 W3 S5 E3 \$ W3 S4 \$ N9 W20 \$ E23 S5 E6 S5 E17 N40 U3 L3 W6 D3 L3 BAS=[YR=2011] W18 S7 E18 N7 \$ S7 W18 N7W1 \$ E19 U3 R3 E6 D3 R3 S8 E5 N32 \$ S32 E27 N32 \$ PTR= E30 FUS=[YR=2011] E63 S32 W63 N32 \$ W30 \$.									