



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 80
Exterior Wall	20	FACE BRICK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
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
Occupancy	00	NONE 100

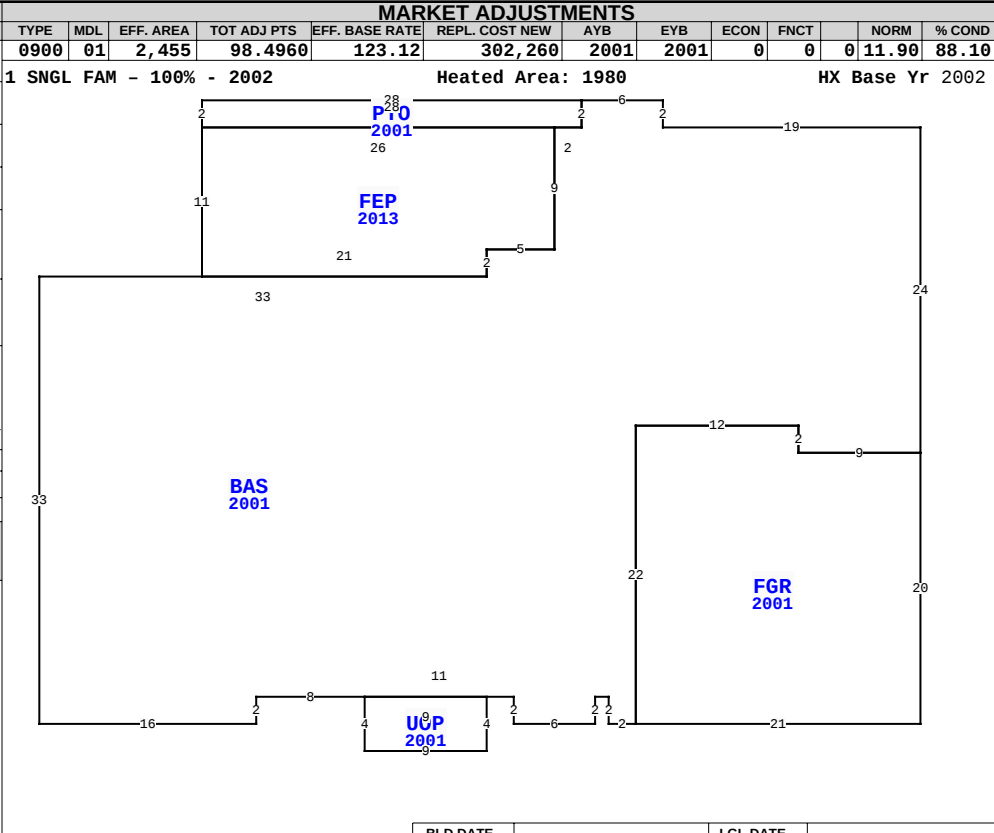
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4065.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,980	100	1,980	214,768
FEP	276	80	221	23,972
FGR	444	55	244	26,466
PTO	56	5	3	325
UOP	36	20	7	759

TOTALS	2,792		2,455	266,291
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0811	CONCRETE B	0	100	0	0	603.00	SF	5.20
2	0803	ASPHALT C	0	100	0	0	3,612.00	SF	2.00



96002 HAWTHORNE CT, YULEE	BLD DATE	LGL DATE	06/14/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0811	CONCRETE B	0	100	0	0	603.00	SF	5.20	5.20	100	2001	2001	3	80	2,508	
2	0803	ASPHALT C	0	100	0	0	3,612.00	SF	2.00	2.00	100	2005	2005	3	56	4,045	

LAND DESCRIPTION										TOTAL OB/XF										6,553	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA				

1	000115	C	SFR ACRES	100	0003	RSF-1	0.00	0.00	2.72	AC		1.00	1.00	0.80	80,000.00	64,000.00	174,080							
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NASSAU COUNTY PROPERTY										PAGE 1 of 1										4
VALUATION SUMMARY										STANDARD										
VALUATION BY										Tax Group: 4										
BUILDING MARKET VALUE										Tax Dist:										
TOTAL MARKET OB/XF VALUE										266,291										
TOTAL LAND VALUE - MARKET										174,080										
TOTAL MARKET VALUE										446,924										
SOH/AGL Deduction										257,629										
ASSESSED VALUE										189,295										
TOTAL EXEMPTION VALUE										50,000										
BASE TAXABLE VALUE										139,295										
TOTAL JUST VALUE										446,924										
NCON VALUE										0										
INCOME VALUE																				
PREVIOUS YEAR MKT VALUE										462,200										

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1800662	REPAIR/RRF	13,743	01/01/2018
B007563	NEW CONSTR	107,000	10/01/2000

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0971/1768	2/22/2001	WD	Q	I		173,400	
GRANTOR: HALLMARK HOMES INC							
GRANTEE: GARRETT GLEN R & KI							
0919/0635	2/09/2000	WD	U	V	19	28,000	
GRANTOR: GLEN LAUREL GENERAL P							
GRANTEE: HALLMARK HOMES							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2001] W19 N2 W6 PTO=[YR=2001] W28 S2 FEP=[YR=2013] S11 E21 N2 E5 N9 W26 \$ E28 N2 \$ S2 W2 S9 W5 S2 W33 S33 E16 N2 E8 UOP=[YR=2001] S4 E9 N4 W9 \$ E11 S2 E6 N2 E1 S2 E2 FGR=[YR=2001] E21 N20 W9 N2 W12 S22\$ N22 E12 S2 E9 N24 \$.									