



BUILDING CHARACTERISTICS				
ELEMENT		CD	CONSTRUCTION	
Exterior Wall		31	HARDIE BRD 100	
Roof Structure		03	GABLE/HIP 100	
Roof Cover		03	COMP SHNGL 100	
Interior Wall		05	DRYWALL 100	
Interior Floor		12	HARDWOOD 70	
Interior Floor		11	CLAY TILE 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	
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	1,453	100	1,453	186,927
FGR	440	55	242	31,133
FOP	20	30	6	772
FOP	133	30	40	5,146
TOTALS			1,741	223,978

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,741	112.4800	140.60	244,785	1999	2005	0	0	8.50	91.50
1 SNGL FAM - 0% - 2023 Heated Area: 1453 HX Base Yr											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE							
BAS	1,453	100	1,453	186,927							
FGR	440	55	242	31,133							
FOP	20	30	6	772							
FOP	133	30	40	5,146							
TOTALS	2,046		1,741	223,978							

96131 SWEETBRIAR LN, YULEE

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/10/2024 MLU

TOTALS		2,040		1,742		229,976		96131 SWEETBRIAR LN, YULEE				XF DATE				LAND DATE		04/10/2024		MLU	
EXTRA FEATURES										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	0	71	18	1,278.00		SF	5.20		5.20		100	1999	1999	3	77	5,117	
2	0810	CONCRETE A		0	0	26	4	104.00		SF	6.50		6.50		100	1999	1999	3	77	521	
3	0500	FP-PRE FAB		0	0	0	0	1.00		UT	3,500.00		3,500.00		100	1999	1999	3	83	2,905	

[illegible]