

LOT 6
IN OR 2065/915
CAPTAINS POINTE PB 7/109

WOOD MICHAEL G & HEATHER E
96155 CAPTAINS POINTE RD
YULEE, FL 32097

2024

45-3N-28-0240-0006-0000



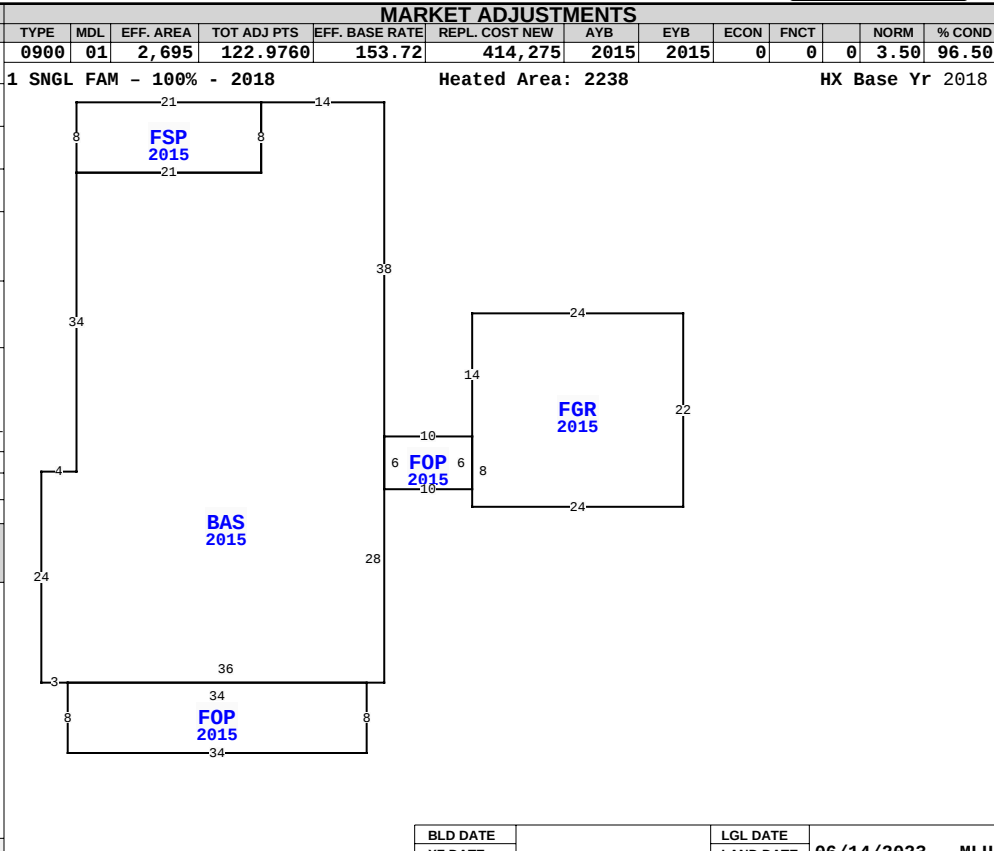
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4027.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,238	100	2,238	331,984
FGR	528	55	290	43,019
FOP	60	30	18	2,670
FOP	272	30	82	12,164
FSP	168	40	67	9,939
TOTALS	3,266		2,695	399,775

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	423.00	SF	10.00	10.00	100	2016
2	0855	CONC PAVER	0 100	0	0	1,694.00	SF	10.00	10.00	100	2016

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	000100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT	



96155 CAPTAINS POINTE RD, YULEE	BLD DATE		LGL DATE	
	XF DATE		LAND DATE	06/14/2023
	INC DATE		AG DATE	MLU

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		399,775	
TOTAL MARKET OB/XF VALUE		20,323	
TOTAL LAND VALUE - MARKET		105,000	
TOTAL MARKET VALUE		525,098	
SOH/AGL Deduction		217,130	
ASSESSED VALUE		307,968	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		257,968	
TOTAL JUST VALUE		525,098	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		507,279	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1428289	CO ISSUED	0	07/06/2015
E1427218	NEW CONSTR	0	02/01/2014
B1428289	NEW CONSTR	285,737	02/01/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2065/0915	8/12/2016	WD	Q	I	01	303,000
GRANTOR: NORTON DEAN ALLEN						
GRANTEE: WOOD MICHAEL G & HE						
1924/1669	2/09/2014	QC	U	V	11	100
GRANTOR: BLAIR JANE KIMBERLY &						
GRANTEE: NORTON DEAN ALLEN						

BUILDING NOTES											
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BUILDING DIMENSIONS											
FGR=[YR=2015] W24 S14 FOP=[YR=2015] W10 BAS=[YR=2015] N38 W14 FSP=[YR=2015] W21 S8 E21 N8\$ S8 W21 S34 W4 S24 E3 FOP=[YR=2015] S8 E34 N8 W34\$ E36 N28\$ S6 E10 N6\$ S8 E24 N22\$.											