

LOT 21
DEL WEBB WILDLIGHT PHASE 1
OR 2547/1432

BLANKENSHIP ROBERT E & CYNTHIA R
676 JUBILEE CIRCLE
YULEE, FL 32097

2024

50-3N-27-1004-0021-0000



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 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4094.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,542	100	1,542	246,489
FGR	402	55	221	35,327
FOP	103	30	31	4,955
FOP	126	30	38	6,074
TOTALS	2,173		1,832	292,845

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0855	CONC PAVER	0 100	0	0	432.00	SF	10.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		PD - E	0.00	0.00	1.00

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0900	01	1,832	127.8800	159.85	292,845	2022	2022	0	0
1 SNGL FAM - 100% - 2023									
Heated Area: 1542									
HX Base Yr 2023									
676 JUBILEE CIR, YULEE									

BLD DATE	03/22/2023	NW	LGL DATE	
XF DATE			LAND DATE	06/12/2023
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		292,845	
TOTAL MARKET OB/XF VALUE		4,320	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		372,165	
SOH/AGL Deduction		150,403	
ASSESSED VALUE		221,762	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		171,762	
TOTAL JUST VALUE		372,165	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		357,528	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22016709	CO ISSUED	0	11/08/2022
22005875	NEW CONSTR	265,975	04/14/2022

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2603/1017	11/16/2022	SW	Q	I	02
SALE PRICE 440,900					

GRANTOR: PULTE HOME COMPANY LL
GRANTEE: BLANKENSHIP ROBERT

BUILDING DIMENSIONS									
BAS=[YR=2022]	W14	FOP=[YR=2022]	W14	S9	E14	N9\$	S9	W14	S53
FGR=[YR=2022]	S22	E19	N20	FOP=[YR=2022]	E9	N8	W11	D3	L3 S4
E5	S1\$	N1	W16	N1	W3\$	E3	S1	E11	N4 U3 R3 E11 N56\$.