

LOT 106
DEL WEBB WILDLIGHT PHASE 1
OR 2547/1432

ECHARD FAMILY LIVING TRUST/ECHARD CHARLES E TRUSTE
368 DEL WEBB PARKWAY
YULEE, FL 32097

2024

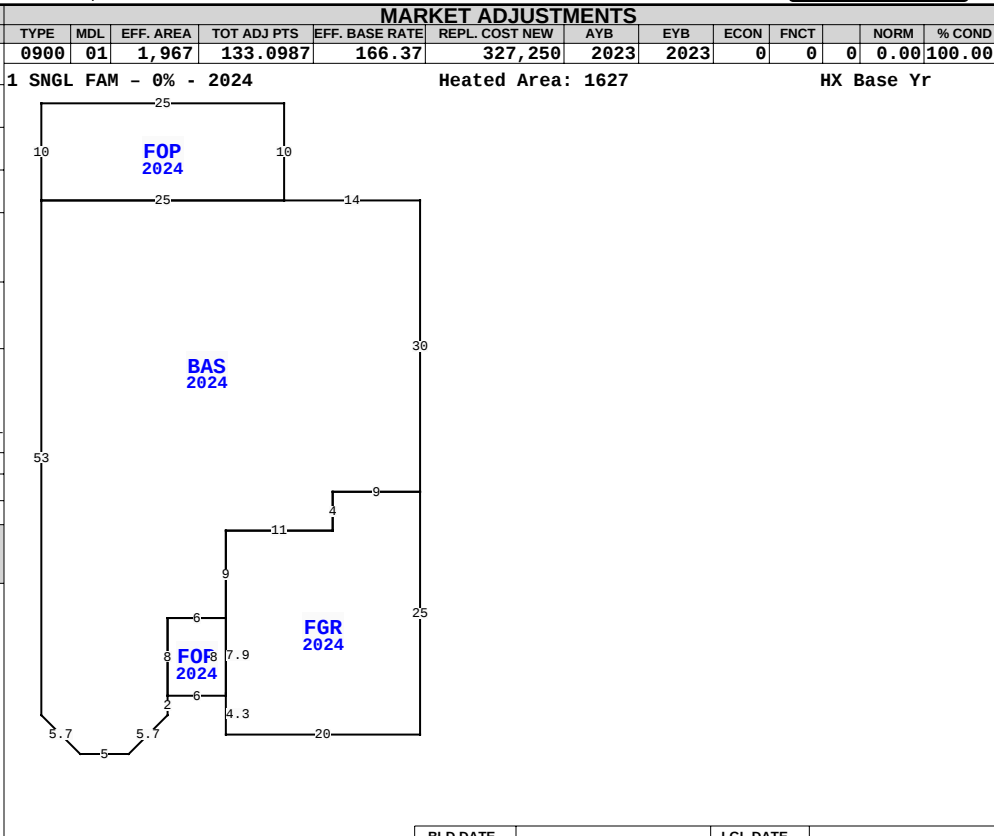
50-3N-27-1004-0106-0000



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	11	CLAY TILE 70
Interior Floo	14	CARPET 30
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

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	1,627	100	1,627	270,684
FGR	456	55	251	41,759
FOP	48	30	14	2,329
FOP	250	30	75	12,478



TOTALS	2,381	1,967	327,250
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0811	CONCRETE B	0	0	0	708.00	SF	5.20	

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			06/12/2023		
ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE
100	2024	2023		100	3,682

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000135	C	SFR CNSVTN	0		PD - E	0.00	0.00	1.00

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					327,250				
TOTAL MARKET OB/XF VALUE					3,682				
TOTAL LAND VALUE - MARKET					75,000				
TOTAL MARKET VALUE					405,932				
SOH/AGL Deduction					0				
ASSESSED VALUE					405,932				
TOTAL EXEMPTION VALUE					0				
BASE TAXABLE VALUE					405,932				
TOTAL JUST VALUE					405,932				
NCON VALUE					330,932				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					75,000				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
230012672	CO ISSUED		10/02/2023
22017418	NEW CONSTR	311,294	11/23/2022

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2704/843	4/01/2024	SW	Q	I	02	536,800	
GRANTOR: PULTE HOME COMPANY LL							
GRANTEE: ECHARD FAMILY LIVIN							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2024;ORIG=99,20] W14 W25 S53 D4R4 E5 U4R4 N2 N8 E6 N9 E11 N4 E9 N30 \$									
FOP=[YR=2024;ORIG=73,63] E6 S8 W6 N8 \$									
FGR=[YR=2024;ORIG=79,54] E11 N4 E9 S25 W20 U4.3L0 U7.9R0 N9 \$									
FOP=[YR=2024;ORIG=60,10] E25 S10 W25 N10 \$									