LOT 118
DEL WEBB WILDLIGHT PHASE 2A
OR 2571/536

SCHMITZ BRIAN J
552 CONTINUUM LOOP
YULEE, FL 32097

2024

50-3N-27-1004-0118-0000

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 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
Quality	06	Quality Level 06

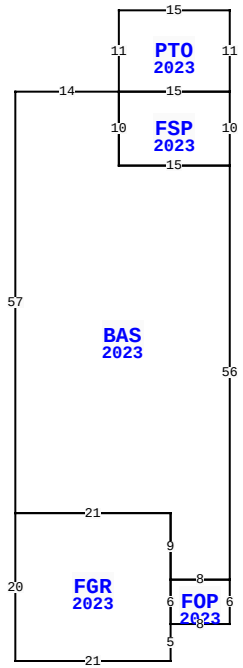
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4094.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,575	100	1,575	261,371
FGR	420	55	231	38,334
FOP	48	30	14	2,323
FSP	150	40	60	9,957
PTO	165	5	8	1,328
TOTALS	2,358		1,888	313,314

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,888	132.7606	165.95	313,314	2023	2023	0	0	0	0.00	100.00

1 SNGL FAM – 0% - 2024 Heated Area: 1575 HX Base Yr



522 CONTINUUM LOOP, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/12/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	313,314
TOTAL MARKET OB/XF VALUE	3,089
TOTAL LAND VALUE - MARKET	75,000
TOTAL MARKET VALUE	391,403
SOH/AGL Deduction	0
ASSESSED VALUE	391,403
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	391,403
TOTAL JUST VALUE	391,403
NCON VALUE	3,089
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	75,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23003511	CO ISSUED	0	03/16/2023
22011258	NEW CONSTR	257,351	07/22/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2627/1580	3/24/2023	SW	Q	I	01	475,800

GRANTOR: PULTE HOME COMPANY LL
GRANTEE: SCHMITZ BRIAN J

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=90,10] W15 N10 W14 S57 E21 S9 E8 N56 $
FSP=[YR=2023;ORIG=75,10] E15 N10 W15 S10 $
PTO=[YR=2023;ORIG=75,-11] E15 S11 W15 N11 $
FGR=[YR=2023;ORIG=61,57] E21 S9 S6 S5 W21 N20 $
FOP=[YR=2023;ORIG=82,66] E8 S6 W8 N6 $
.

EXTRA FEATURES

LN	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	0	0	594.00	SF	5.20	5.20	100	2023	2023		100	3,089	

LAND DESCRIPTION

TOTAL OB/XF 3,089

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000135	C	SFR CNSVTN	0		PD -	E 0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							

REVIEW DATE 06/12/2023 BY MLU Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/06/2024 BY SYS