

LOTS 3 & 10
IN OR 1479/635 & ESMT IN
OR 1479/638

MERLINI JOSEPH C JR
96134 GLENWOOD RD
YULEE, FL 32097

2024

50-3N-28-5280-0003-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	11	SLATE 100
Interior Wall	03	PLASTER 50
Interior Wall	05	DRYWALL 50
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		2. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
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NEIGHBORHOOD/LOC	4029.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100	1,056	92,500
FOP	30	30	9	788
FOP	136	30	41	3,591
FSP	64	40	26	2,278
FSP	64	40	26	2,278
FSP	248	40	99	8,672
FUS	192	100	192	16,818
STR	36	10	4	351

TOTALS	1,826		1,453	127,276
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	0920	CWALL-WD/M	0 100	0	0	89.00	LF	390.00	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,453	116.7135	110.88	161,109	1900	1995	0	0	0 21.00	79.00	
1 SINGLE FAM - 100% - 2009 Heated Area: 1248 HX Base Yr 2009												

96134 GLENWOOD RD, YULEE												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												

NASSAU COUNTY PROPERTY									
PAGE 1 of 2									
4									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					139,122				
TOTAL MARKET OB/XF VALUE					29,454				
TOTAL LAND VALUE - MARKET					328,000				
TOTAL MARKET VALUE					496,576				
SOH/AGL Deduction					257,325				
ASSESSED VALUE					239,251				
TOTAL EXEMPTION VALUE					HX HB SX 100,000				
BASE TAXABLE VALUE					139,251				
TOTAL JUST VALUE					496,576				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					492,937				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1706754	GARAGE	25,256	11/01/2017
E21102	ELEC OTHER	8,000	07/01/2008
B21414	ADDITION	190,000	05/01/2008

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1479/0635	2/16/2007	WD	Q	I		500,000	
GRANTOR: DALY TERRY S							
GRANTEE: MERLINI JOSEPH C JR							
0563/1022	2/22/1989	QC	U	I	01	100	
GRANTOR: DALY DAVID L							
GRANTEE: DALY TERRY S							

BUILDING NOTES									
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BUILDING DIMENSIONS									
FSP=[YR=2017] W19 STR=[YR=2017] N4 W9 S4 FOP=[YR=1993] W8 S8 BAS=[YR=1993] S32 E9 FOP=[YR=1993] S3 E10 N3 W10\$ E27 N20 W8 N12 W28\$ E17 N8 W9\$ E9\$ S8 E11 S12 E8 N20\$ PTR=E20 FSP=[YR=2013] W8 S8 FUS=[YR=1993] S24 FSP=[YR=2013] S8 E8 N8W8\$ E8 N24 W8 \$ E8 N8 \$ W20 \$.									

LAND DESCRIPTION									
TOTAL OB/XF 29,454									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000130	C	SFR WATER	100	0008	RSF-1	0.00	0.00	1.64

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