

HAGAN PHILIP WAYNE
76480 LONG LEAF LOOP
YULEE, FL 32097

51-2N-25-015A-0105-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall10ABOVE AVG 80

Exterior Wall16WD FR STUC 20

Roof Structure03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floor14CARPET 80

Interior Floor11CLAY TILE 20

Air Condition03CENTRAL 100

Heating Type Bedrooms04AIR DUCTED 100
3 100

Bathrooms2 100

Frame Stories1.1. 100

Units0 100

Occupancy00NONE 100

Quality05Quality Level 05

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA07

NEIGHBORHOOD/LOC7003.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAS1,3001001,300146,727

FGR4125522725,621

FOP16305565

PTO14357790

TOTALS1,8711,539173,702

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0100011,539128.5812122.15187,98920072007007.6092.40

1 SINGLE FAM - 0% - 0Heated Area: 1300HX Base Yr

13

11

11

13

14

36

12

4

4

19

15

2.9

5

15

3

6

17

19

34

PTO2007

BAS2007

FGR2007

FOP2007

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 1Tax Dist:

BUILDING MARKET VALUE173,702

TOTAL MARKET OB/XF VALUE3,029

TOTAL LAND VALUE - MARKET40,000

TOTAL MARKET VALUE216,731

SOH/AGL Deduction24,674

ASSESSED VALUE192,057

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE192,057

TOTAL JUST VALUE216,731

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE208,970

PERMIT NUMDESCRIPTIONAMTISSUED

3027NEW CONSTR84,29403/21/2007

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / VRSN CD SALE PRICE

1694/14476/28/2010QC U I 11100

GRANTOR:HAGAN EMILY ERIN

GRANTEE:HAGAN PHILIP WAYNE

1515/02567/26/2007WD Q I153,600

GRANTOR:TOUSA HOMES INC

GRANTEE:HAGAN PHILIP W & EM

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2007] W14 PTO=[YR=2007] N11 W13 S11 E13\$ W34 S17
FGR=[YR=2007] S19 E19 N15 U2 R2 N5 W15 S3 W6\$ E6 N3 E15 S5
D2 L2 S15 E13 FOP=[YR=2007] E4 N4 W4 S4\$ N4 E4 S4 E12 N36\$.

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10811CONCRETE B0000662.00SF5.205.20100200720073883,029

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR00006RL0.000.001.00LT1.001.001.0040,000.0040,000.0040,000

REVIEW DATE01/14/2021BYKBA

Total Acres: 0.00Total Land Value: 40,000Market: 0Agricultural: 0Common: 40,000PRINTED 08/06/2024 BY SYS