PT JOHN LOW GRANT PAR 45
IN OR 706/1865 & OR 1193/1041
(EX R/W IN OR 148/716 & EX R/W

GREEN AVA S/GLOVER DOROTHY
463290 SR 200
YULEE, FL 32097

2024

51-3N-27-0000-0045-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9600	WASTELAND	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4053.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

1545 EAST SR 200, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	275
TOTAL MARKET VALUE	275
SOH/AGL Deduction	142
ASSESSED VALUE	133
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	133
TOTAL JUST VALUE	275
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	275

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1820/1936	10/22/2012	WD	U	V	11	100
GRANTOR: ROBINSON DOROTHY GLOV						
GRANTEE: STATE OF FLORIDA DE						
1193/1041	12/05/2003	QC	U	I	06	100
GRANTOR: BROWN RUBY TERRY &						
GRANTEE: GREEN AVA S						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	009600	C	WASTELAND	0		CG	0.00	0.00	0.11	AC		1.00	1.00	1.00	2,500.00	2,500.00	275							

REVIEW DATE 02/01/2024 BY KBA Total Acres: 0.11 Total Land Value: 275 Market: 0 Agricultural: 0 Common: 275 PRINTED 08/06/2024 BY SYS