GOVT LOT 4 & E1/2 OF SW1/4 OF
NW1/4 & PT OF SE1/4 OF NW1/4 &
PT GOVT LOT 3 BEING ONLY PT

RAYONIER FOREST RESOURCES LP
C/O PROPERTY TAX COORDINATOR, 1 RAYONIER WAY
YULEE, FL 32097

2025

04-3N-25-0000-0002-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	5001.00		

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

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

MARKET ADJUSTMENTS

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

MIDDLE RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2025 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	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	465,810
TOTAL MARKET VALUE	81,011
SOH/AGL Deduction	0
ASSESSED VALUE	81,011
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	81,011
TOTAL JUST VALUE	465,810
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	341,594

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2283/1392	5/31/2019	MS	U	V	11	0
GRANTOR: RAYONIER ATLANTIC TIM						
GRANTEE: RAYONIER FOREST RES						
1872/0920	8/04/2013	SW	U	V	11	100
GRANTOR: RAYONIER FOREST RESOU						
GRANTEE: TIMBERLANDS HOLDING						

BUILDING NOTES

BUILDING DIMENSIONS

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	005902	A	HARDWOOD SI	0		OR	0.00	0.00	43.06	AC		1.00	1.00	1.00	190.00	190.00	8,181							
2	005400	A	TIMBER 1 N S	0		OR	0.00	0.00	94.59	AC		1.00	1.00	1.00	685.00	685.00	64,794							
3	005500	A	TIMBER 2 N S	0		OR	0.00	0.00	8.62	AC		1.00	1.00	1.00	525.00	525.00	4,526							
4	005600	A	TIMBER 3 N S	0		OR	0.00	0.00	9.00	AC		1.00	1.00	1.00	390.00	390.00	3,510							
5	009910	M	MARKET VALUE	0		OR	0.00	0.00	155.27	AC		1.00	1.00	1.00	3,000.00	3,000.00	465,810							

REVIEW DATE 05/13/2025 BY MLU Total Acres: 155.27 Total Land Value: 81,011 Market: 465,810 Agricultural: 81,011 Common: 0 PRINTED 07/30/2025 BY SYS