PT OF GOVT LOT 6
IN OR 676 PG 896

JACOBS TERRY L SR & MARIE E/
67233 JACOBS ROAD
YULEE, FL 32097

2025

07-3N-26-0000-0002-0080

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

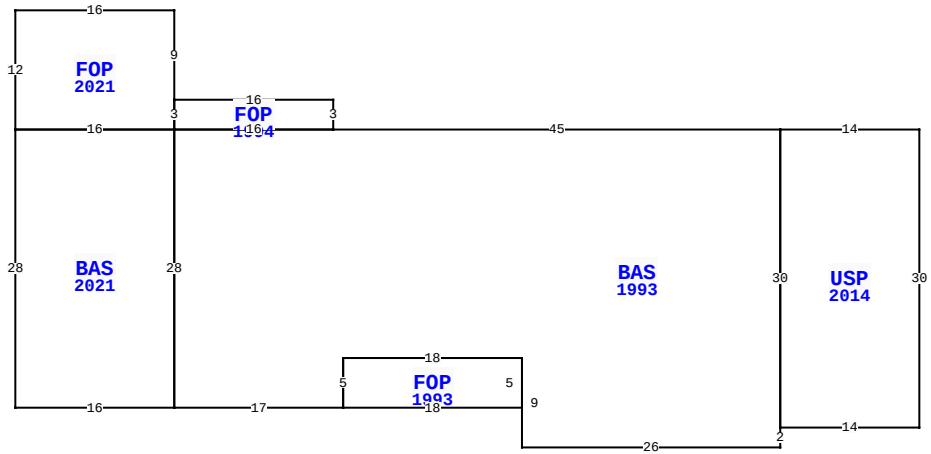
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	10	ABOVE AVG 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	08	SHT VINYL 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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 05
NEIGHBORHOOD/LOC	5001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,722	100	1993	1,722	173,104
BAS	448	100	2021	448	45,035
FOP	90	30	1993	27	2,714
FOP	48	30	1994	14	1,407
FOP	192	30	2021	58	5,830
USP	420	30	2014	126	12,666
TOTALS	2,920			2,395	240,756

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,395	111.5730	111.57	267,210	1993	2004	0	0	0	9.90	90.10

1 SINGLE FAM – 100% - 0 Heated Area: 2170 HX Base Yr 1986



67233 JACOBS RD, 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		240,756
TOTAL MARKET OB/XF VALUE		3,295
TOTAL LAND VALUE - MARKET		45,000
TOTAL MARKET VALUE		289,051
SOH/AGL Deduction		134,787
ASSESSED VALUE		154,264
TOTAL EXEMPTION VALUE	VX HX HB	55,722
BASE TAXABLE VALUE		98,542
TOTAL JUST VALUE		289,051
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		278,468

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20007587	ADDITION	110,214	08/21/2020
186	NEW CONSTR	67,635	04/01/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0676/0896	3/04/1993	WD	Q	I	01	100
GRANTOR: JACOBS TERRY SR & M						
GRANTEE: JACOBS TERRY SR & M						
0356/0387	3/01/1982	WD	Q	V		1,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W45 FOP=[YR=1994] N3 W16 FOP=[YR=2021] N9 W16 S12 BAS=[YR=2021] S28 E16 N28 W16$ E16 N3$ S3 E16$ W16 S28 E17 FOP=[YR=1993] E18 N5W18 S5$ N5 E18 S9 E26 N2 USP=[YR=2014] E14 N30 W14 S30$ N30$.

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	0681	POLE SHED	0	100	10	20	200.00	SF	15.00	15.00	100	1990	1990	3	20	600	
2	0940	SHEDS/PORT	0	100	8	10	80.00	SF	20.10	20.10	100	1985	1985	3	20	322	
3	0351	CARPORT MT	0	100	21	20	420.00	SF	10.00	10.00	100	2005	2005	3	22	924	
4	0940	SHEDS/PORT	0	100	10	16	160.00	SF	30.00	30.00	100	2005	2005	3	22	1,056	
5	0810	CONCRETE A	0	100	0	0	72.00	SF	6.50	6.50	100	2005	2005	3	84	393	

LAND DESCRIPTION

TOTAL OB/XF 3,295

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	000100	C	RES	100	0005	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	45,000.00	45,000.00	45,000							

REVIEW DATE 11/09/2021 BY KB Total Acres: 1.00 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 07/30/2025 BY SYS