

CANNING JACQUELYN E
78248 SADDLE ROCK RD
YULEE, FL 32097

09-2N-27-1290-0120-0000

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

QUALITY

DOR CODE

MAP NUM

NEIGHBORHOOD/LOC

TOTALS

EXTRA FEATURES

NASSAU COUNTY PROPERTY

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTS

EFF. BASE RATEREPL. COST NEWAYBEYBECONECTNORM% COND

0100012,078123.9700123.97257,61020162016006.0094.00

1 SINGLE FAM - 100% - 2017Heated Area: 1783HX Base Yr 2017

Floor Plan Diagram

Diagram showing building footprint with dimensions and area calculations.

Labels include BAS 2016, FOP 2016, and FGR 2016.

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE242,153

TOTAL MARKET OB/XF VALUE3,625

TOTAL LAND VALUE - MARKET50,000

TOTAL MARKET VALUE295,778

SOH/AGL Deduction102,048

ASSESSED VALUE193,730

TOTAL EXEMPTION VALUEHX HB50,722

BASE TAXABLE VALUE143,008

TOTAL JUST VALUE295,778

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE285,541

SALES DATA

OFF RECORD NumberDATETYPEINSTQ / U / VRSN CD SALE PRICE

2058/13687/13/2016WDUUV11100

GRANTOR: TRG CFG PROJECT I LLC

GRANTEE: ADAMS HOMES OF NORT

2056/12526/30/2016SWQ Q I 02195,000

GRANTOR: ADAMS HOMES OF NORTHW

GRANTEE: CANNING JACQUELYN E

BUILDING NOTES

BAS=[YR=2016] W25 FOP=[YR=2016] N10 W14 S10 E14\$ W30 S33 E24
FOP=[YR=2016] S4 E10 FGR=[YR=2016] S16 E21 N20 W21 S4\$ N8 W8
S4 W2\$ E2 N4 E8 S4 E21 N33\$.

LAND DESCRIPTIONTOTAL OB/XF3,625

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDDTOT ADJUNIT PRICEDADJ UNIT PRICELAND VALUETH OTHER ADJUSTMENTS AND NOTESTYEAR DENSITYDECL FRZYR CONSRV

1000100CRES100RSF-20.000.001.00LT1.001.001.0050,000.0050,000.0050,000

REVIEW DATE02/01/2023BYNWATotal Acres: 0.00Total Land Value: 50,000Market: 0Agricultural: 0Common: 50,000PRINTED 07/30/2025 BY SYS