

LOT 240
TRIBUTARY PHASE 1A UNIT 3
OR 2434/712

LAABS ALEXANDER J & STACY NICOLE
75135 CHICORY COURT
YULEE, FL 32097

2025

10-2N-26-2010-0240-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	HARDIE BRD 100			
Roof Structur	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	13	LVT/LAMNT 50			
Interior Floo	14	CARPET 50			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		5 100			
Bathrooms		3 100			
Frame	02	WOOD FRAME 100			
Stories	2.	2. 100			
Units		0 100			
Occupancy	00	NONE 100			
Quality	04	Quality Level 04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 05			
NEIGHBORHOOD/LOC	5020.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,138	100	2022	1,138	122,504
FGR	470	55	2022	258	27,773
FOP	20	30	2022	6	646
FSP	350	40	2022	140	15,071
FUS	1,502	100	2022	1,502	161,688
STR	70	10	2022	7	753
TOTALS	3,550			3,051	328,438

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,051	108.1920	108.19	330,088	2022	2022	0	0	0	0.50	99.50
1 SINGLE FAM - 100% - 2023						Heated Area: 2640		HX Base Yr 2023				
The floor plan diagram illustrates a building layout with several labeled areas and their dimensions. The areas are: BAS 2022 (a large central rectangular area), FSP 2022 (a rectangular area at the top), FUS 2022 (a large rectangular area on the right), STR 2022 (a small rectangular area within the FUS area), FGR 2022 (a rectangular area at the bottom right), and FOP 2022 (a small rectangular area at the bottom left). Dimensions are provided for each section, such as 35, 10, 18, 52, 16, 21, 26, 4, 5, 8, 11, 20, 19, 16, 2, 7, 10, 22, and 46.												
BLD DATE								LGL DATE				
XF DATE								LAND DATE				