



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
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
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5009.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,055	100
FGR	740	55
FOP	58	30
FOP	176	30
USP	220	30
TOTALS	3,249	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,598	106.4640	106.46	276,583	2007	2007	0	0	8.50	91.50
1 SINGLE FAM - 100% - 2025 Heated Area: 2055 HX Base Yr 2025											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE						
BAS	2,055	100	2007	2,055	200,179						
FGR	740	55	2007	407	39,646						
FOP	58	30	2007	17	1,656						
FOP	176	30	2007	53	5,162						
USP	220	30	2013	66	6,429						
TOTALS	3,249			2,598	253,073						

75094 GLENSPRING WAY, YULEE										XF DATE INC DATE		LAND DATE AG DATE	
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES			
1.00	UT	2,000.00	2,000.00	100	2007	2007	3	90	1,800				
1,035.00	SF	4.00	4.00	100	2007	2007	3	87	3,602				
39.00	SF	6.50	6.50	100	2007	2007	3	87	221				