

LOT 171
IN OR 2029/1487
RIVER GLEN #1 PB 7/263

CHIAUZZI PAUL & LISA
65057 LAGOON FOREST DR
YULEE, FL 32097

2025

11-2N-26-1830-0171-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
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		4 100
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	1,861	100
FGR	420	55
FOP	15	30
UOP	70	20
TOTALS	2,366	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,110	106.8200	106.82	225,390	2016	2016	0	0	0	3.50	96.50
1 SINGLE FAM - 100% - 2017						Heated Area: 1861			HX Base Yr 2017			
The diagram shows a floor plan with three rooms and their dimensions: UOP 2016 (top room): 10' wide, 7' high. BAS 2016 (middle room): 24' wide, 39' high. FGR 2016 (bottom room): 21' wide, 20' high. Overall dimensions and offsets: - Top offset: 15' - Right offset: 59' - Bottom offset: 13' - Left offset: 21' - Bottom room width: 21' - Bottom room height: 20' - Bottom room width offset: 5' - Bottom room height offset: 4'												
				BLD DATE				LGL DATE				
				XF DATE				LAND DATE				