LOT 77
IN OR 1395/466
TIMBER CREEK PLANTATION #1

CRIDER MICHAEL E & TAMMY L
76469 LONG LEAF LOOP
YULEE, FL 32097

2025

11-2N-26-2050-0077-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 70
Exterior Wall	16	WD FR STUC 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

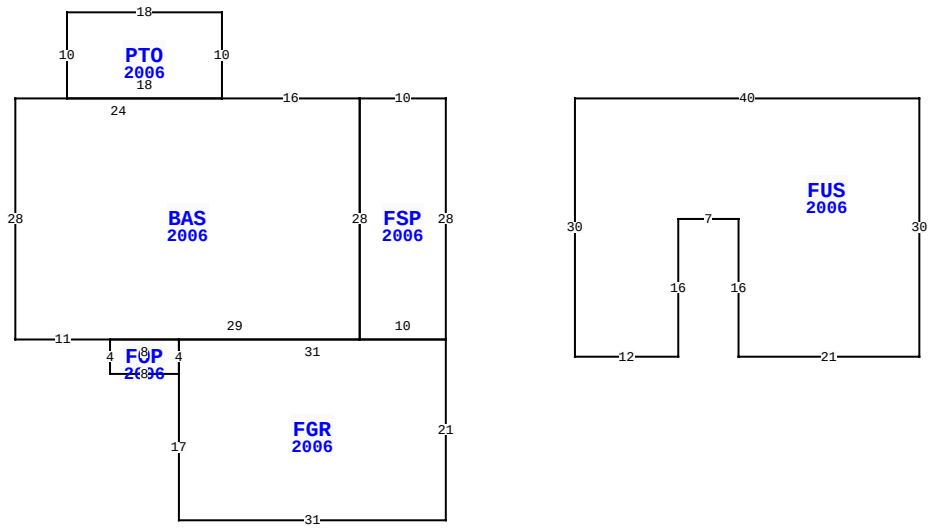
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	5005.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,120	100	2006	1,120	105,966
FGR	651	55	2006	358	33,871
FOP	32	30	2006	10	946
FSP	280	40	2006	112	10,597
FUS	1,088	100	2006	1,088	102,938
PTO	180	5	2006	9	852
TOTALS	3,351			2,697	255,170

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,697	103.9680	103.97	280,407	2006	2006	0	0	0	9.00	91.00

1 SINGLE FAM – 100% - 2007 Heated Area: 2208 HX Base Yr 2007



76469 LONG LEAF LOOP, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY — VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		255,170
TOTAL MARKET OB/XF VALUE		4,393
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		314,563
SOH/AGL Deduction		135,086
ASSESSED VALUE		179,477
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		128,755
TOTAL JUST VALUE		314,563
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		303,184

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0515432	NEW CONSTR	171,039	02/16/2006
B0516293	NEW CONSTR	0	12/01/2005
R0507771	REPAIR/RRF	8,000	06/01/2005
M0509918	H/AC	0	06/01/2005
E0515193	ELEC OTHER	2,000	06/01/2005
P0509617	OTHER	0	06/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1395/0466	3/13/2006	WD	Q	I		218,700
GRANTOR: MARONDA HOMES INC						
GRANTEE: CRIDER MICHAEL E &						
1316/1592	5/11/2005	WD	U	V	19	119,600
GRANTOR: TIMBER CREEK LLC						
GRANTEE: MARONDA HOMES INC						

BUILDING NOTES

BUILDING DIMENSIONS

FSP=[YR=2006] W10 BAS=[YR=2006] W16 PTO=[YR=2006] N10 W18 S10 E18$ W24 S28 E11 FOP=[YR=2006] S4 E8 FGR=[YR=2006] S17 E31 N21 W31 S4$ N4 W8$ E29 N28$ S28 E10 N28$ PTR=E15 FUS=[YR=2006] E40 S30 W21 N16 W7 S16 W12 N30$ W15$.

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	0812	CONCRETE C	0	100	0	0	1,277.00	SF	4.00	4.00	100	2006	2006	3	86	4,393	

LAND DESCRIPTION

TOTAL OB/XF 4,393

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	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 07/30/2025 BY SYS