LOT 84
TIMBER CREEK PLANTATION #1
PB 6/394

SKALICKY STEVEN & ALEXANDRA
76407 LONG LEAF LOOP
YULEE, FL 32097

2025

11-2N-26-2050-0084-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

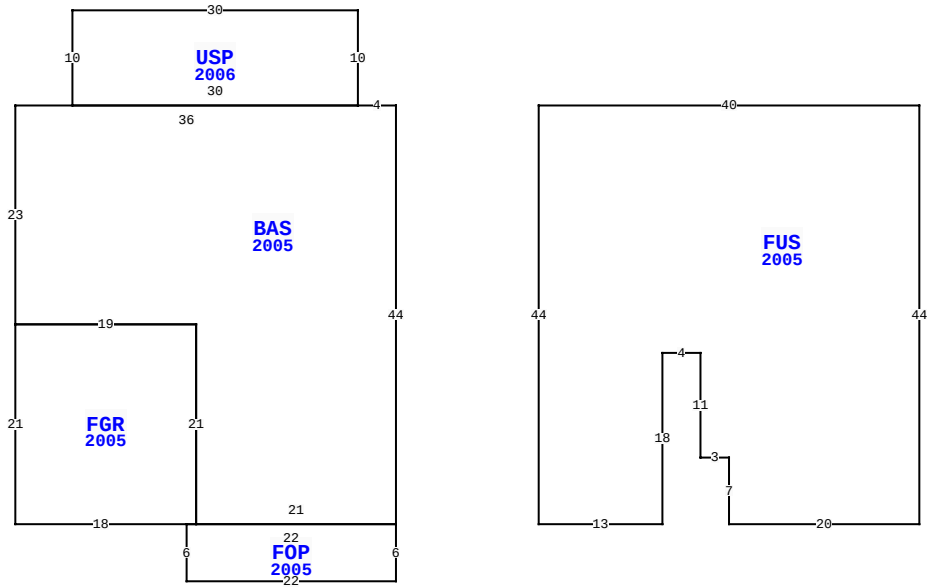
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 50
Exterior Wall	17	CB STUCCO 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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	1,361	100	2005	1,361	119,550
FGR	399	55	2005	219	19,237
FOP	132	30	2005	40	3,513
FUS	1,667	100	2005	1,667	146,428
USP	300	30	2006	90	7,905
TOTALS	3,859			3,377	296,634

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,377	97.0600	97.06	327,772	2005	2005	0	0	0	9.50	90.50

1 SINGLE FAM – 100% - 2025 Heated Area: 3028 HX Base Yr 2025



76407 LONG LEAF LOOP, YULEE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		296,634
TOTAL MARKET OB/XF VALUE		3,184
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		354,818
SOH/AGL Deduction		0
ASSESSED VALUE		354,818
TOTAL EXEMPTION VALUE	HX HB VX	55,722
BASE TAXABLE VALUE		299,096
TOTAL JUST VALUE		354,818
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		341,628

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B15528	NEW CONSTR	212,850	12/30/2005
E15289	ELEC OTHER	2,000	07/01/2005
R07852	REPAIR/RRF	8,000	07/01/2005
M09991	MECH OTHER	0	07/01/2005
P09679	OTHER	0	07/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2378/0886	7/22/2020	WD	Q	I	01	271,000
GRANTOR: VEGUILLA-DEJESUS VICT						
GRANTEE: SKALICKY STEVEN & A						
1380/0776	1/10/2006	WD	U	I	21	244,600
GRANTOR: MARONDA HOMES INC						
GRANTEE: VEGUILLA-DEJESUS VI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W4 USP=[YR=2006] N10 W30 S10 E30$ W36 S23 FGR=[YR=2005] S21 E18 FOP=[YR=2005] S6 E22 N6 W22$ E1 N21 W19$ E19 S21 E21 N44$ PTR=E15 FUS=[YR=2005] E40 S44 W20 N7 W3 N11 W4 S18 W13 N44$ 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	0811	CONCRETE B	0	100	0	0	729.00	SF	5.20	5.20	100	2005	2005	3	84	3,184	

LAND DESCRIPTION

TOTAL OB/XF 3,184

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