LOT 139
TIMBER CREEK PLANTATION #1
PB 6/394

DELUCA PAULA JEANNE
76268 LONG LEAF LOOP
YULEE, FL 32097

2025

11-2N-26-2050-0139-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

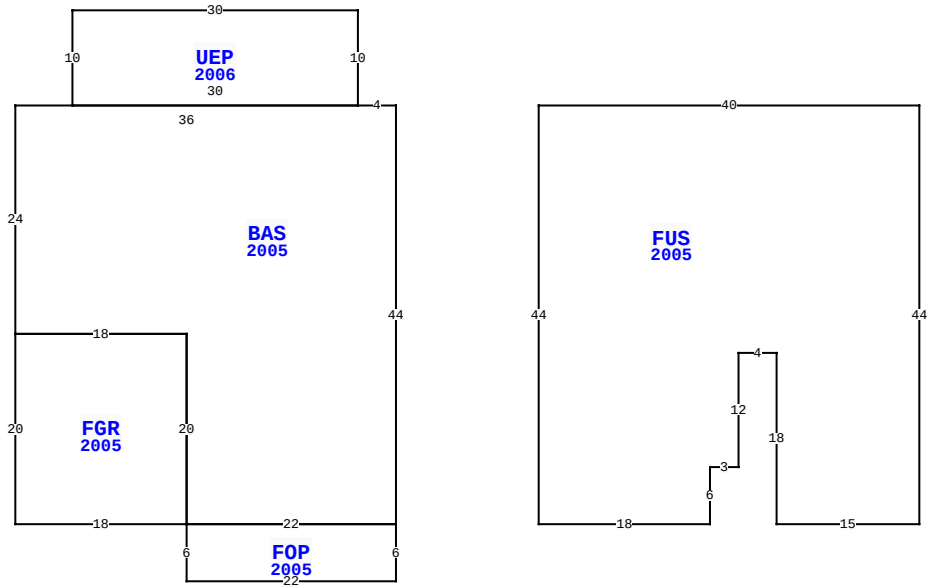
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 50
Exterior Wall	17	CB STUCCO 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3.5 100
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	1,400	100	2005	1,400	126,472
FGR	360	55	2005	198	17,886
FOP	132	30	2005	40	3,614
FUS	1,670	100	2005	1,670	150,863
UEP	300	60	2006	180	16,261
TOTALS	3,862			3,488	315,096

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,488	99.8200	99.82	348,172	2005	2005	0	0	0	9.50	90.50

1 SINGLE FAM – 100% - 2015 Heated Area: 3070 HX Base Yr 2015



76268 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		315,096
TOTAL MARKET OB/XF VALUE		6,621
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		376,717
SOH/AGL Deduction		134,178
ASSESSED VALUE		242,539
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		191,817
TOTAL JUST VALUE		376,717
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		362,944

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P09319	OTHER	0	04/01/2005
R07490	REPAIR/RRF	8,000	04/01/2005
B15033	NEW CONSTR	212,850	04/01/2005
E14751	ELEC OTHER	2,000	04/01/2005
M09578	OTHER	0	04/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2594/1399	10/06/2022	QC	U	I	11	100
GRANTOR: DELUCA PAULA JEANNE &						
GRANTEE: DELUCA PAULA JEANNE						
2369/0129	6/18/2020	QC	U	I	11	100
GRANTOR: DELUCA PAULA J						
GRANTEE: DELUCA PAULA JEANNE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W4 UEP=[YR=2006] N10 W30 S10 E30$ W36 S24 FGR=[YR=2005] S20 E18 N20 W18$ E18 S20 FOP=[YR=2005] S6 E22 N6 W22$ E22 N44$ PTR=E15 FUS=[YR=2005] E40 S44 W15 N18 W4 S12 W3 S6 W18 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	716.00	SF	5.20	5.20	100	2005	2005	3	84	3,127	
2	0462	ST/AL FNC	0	100	0	0	624.00	SF	10.00	10.00	100	2010	2010	3	56	3,494	

LAND DESCRIPTION

TOTAL OB/XF 6,621

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	000134	C	RES POND	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 03/13/2024 BY KBA Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 07/30/2025 BY SYS