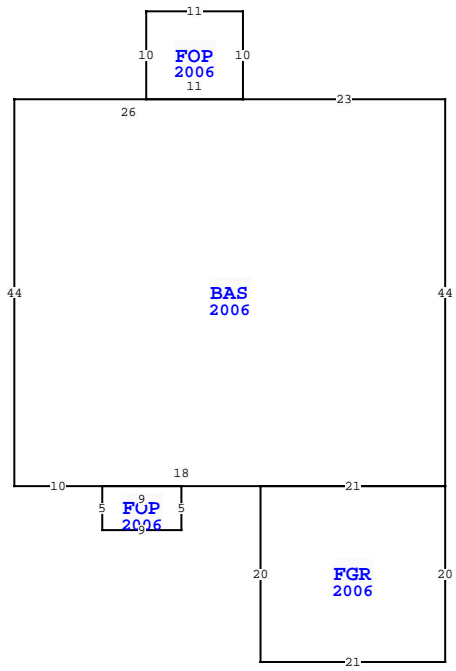


ELEMENT		CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	80		
Interior Floo	08	SHT VINYL	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		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	5005.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,156	100	2006	2,156	205,731
FGR	420	55	2006	231	22,043
FOP	45	30	2006	14	1,336
FOP	110	30	2006	33	3,149
TOTALS	2,731			2,434	232,258

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,434	104.8600	104.86	255,229	2006	2006	0	0	0	9.00	91.00
1 SINGLE FAM - 100% - 2025 Heated Area: 2156 HX Base Yr												



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD
BUILDING MARKET VALUE			232,258
TOTAL MARKET OB/XF VALUE			3,260
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			290,518
SOH/AGL Deduction			0
ASSESSED VALUE			290,518
TOTAL EXEMPTION VALUE	13		290,518
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			290,518
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			280,163

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E0617452	ELEC OTHER	1,500	06/01/2006
M11529	MECH OTHER	0	05/01/2006
P11056	OTHER	0	05/01/2006
C17602	CO ISSUED	158,220	04/01/2006
B17602	NEW CONSTR	158,220	04/01/2006
R09209	REPAIR/RRF	2,000	04/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2693/284	2/01/2024	WD	Q	I	01	345,000
GRANTOR: PETERS LEO ALFRED &						
GRANTEE: SMITH TAYLOR L & AM						
2415/1696	12/03/2020	WD	Q	I	01	260,000
GRANTOR: ROBINSON DENNIS D						
GRANTEE: PETERS LEO ALFRED						

EXTRA FEATURES																
L N	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	729.00	SF	5.20	5.20	100	2006	2006	3	86	3,260	

TOTAL OB/XF													3,260				
75365 RAVENWOOD DR, YULEE																	

BUILDING NOTES																	

BUILDING DIMENSIONS																	
BAS=[YR=2006] W23 FOP=[YR=2006] N10 W11 S10 E11\$ W26 S44 E10																	
FOP=[YR=2006] S5 E9 N5 W9\$ E18 FGR=[YR=2006] S20 E21 N20																	
W21\$ E21 N44\$.																	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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							