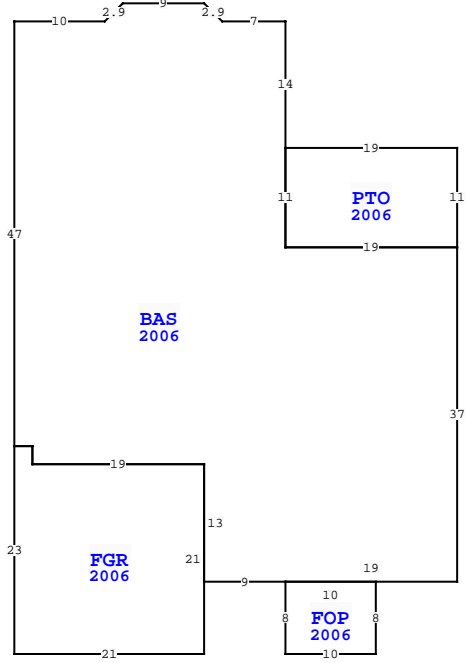


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	08	SHT VINYL	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		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
BAS	2,308	100	2006
FGR	445	55	2006
FOP	80	30	2006
PTO	209	5	2006
TOTALS	3,042		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	- 0%	- 2023									
					Heated Area: 2308							
						HX Base Yr						



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			239,560
TOTAL MARKET OB/XF VALUE			7,573
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			302,133
SOH/AGL Deduction			0
ASSESSED VALUE			302,133
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			302,133
TOTAL JUST VALUE			302,133
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			291,819

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M12063	MECH OTHER	0	09/01/2006
M12063	MECH OTHER	0	09/01/2006
E17983	ELEC OTHER	1,500	08/01/2006
P11425	OTHER	0	08/01/2006
C18256	CO ISSUED	0	07/01/2006
R09551	REPAIR/RRF	2,000	07/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2596/0906	10/07/2022	WD	Q	I	01	375,000
GRANTOR: PAETZOLD CARSON L						
GRANTEE: DEBERRY SKYLAR JAME						
2378/0854	7/09/2020	QC	U	I	11	100
GRANTOR: SECRETARY OF VETERAN						
GRANTEE: NATIONSTAR MORTGAGE						

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
1	0811	CONCRETE B	0	0	0	663.00	SF	5.20	5.20	100	2006	2006
2	0462	ST/AL FNC	0	0	0	960.00	SF	10.00	10.00	100	2008	2008
TOTALS												

BUILDING NOTES	
75156 BROOKWOOD DR, YULEE	

BUILDING DIMENSIONS	
PTO=[YR=2006] W19 BAS=[YR=2006] N14 W7 L2 U2 W9 D2 L2 W10 S47 FGR=[YR=2006] S23 E21 N21 W19 N2 W2\$ E2 S2 E19 S13 E9 FOP=[YR=2006] S8 E10 N8 W10\$ E19 N37 W19 N11\$ S11 E19 N11\$.	

LAND DESCRIPTION													TOTAL OB/XF												
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	000134	C	RES POND	0	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000								