

BUEL JEFFREY L
78358 DUCKWOOD TRAIL
YULEE, FL 32097

2025



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall05AVERAGE 80
Exterior Wall16WD FR STUC 20
Roof Structur03GABLE/HIP 100
Roof Cover03COMP SHNGL 100
Interior Wall05DRYWALL 100
Interior Floo11CLAY TILE 50
Interior Floo14CARPET 50
Air Condition03CENTRAL 100
Heating Type04AIR DUCTED 100
Bedrooms3 100
Bathrooms2 100

Frame Stories Units02WOOD FRAME 100
 1. 1. 100
 0 0 100
Occupancy00NONE 100

Quality03Quality Level 03
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA05
NEIGHBORHOOD/LOC5005.00

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE
BAS1,80810020101,808185,518
FGR42055201023123,703
FOP89302010272,770
PTO18520101103

TOTALES2,3352,067212,094

MARKET ADJUSTMENTS

TYPETYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBYECONFNCTNORM% CONDPCTADJPTEYEYB

0100012,067109.8580109.86227,08120102010006.6093.40

1 SINGLE FAM - 100% - 2023Heated Area: 1808HX Base Yr

PLOTTOPTO2010

FLOORFLOOFloor 1Floor 2

BasementBasement

FOUR FOUR FOUR FOUR

FOUR FOUR FOUR FOUR

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE212,094
TOTAL MARKET OB/XF VALUE3,884
TOTAL LAND VALUE - MARKET55,000
TOTAL MARKET VALUE270,978
SOH/AGL Deduction3,428
ASSESSED VALUE267,550
TOTAL EXEMPTION VALUE13267,550
BASE TAXABLE VALUE0
TOTAL JUST VALUE270,978
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE261,501

PERMIT NUMBERDESCRIPTIONAMTISSUED

C23395CO ISSUED006/02/2010
M15197MECH OTHER004/01/2010
E22556ELEC OTHER004/01/2010
B23395NEW CONSTR226,06903/01/2010
P14207OTHER003/01/2010

SALSA SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMEI/RSN CDPRICE

2517/097311/08/2021QCUIII11100

GRANTOR:BUEL JEFFREY L & LISA
GRANTEE:BUEL JEFFREY L
2108/19173/24/2017WDQIII01185,000
GRANTOR:SERNA REBEKAH L & JOS
GRANTEE:BUEL JEFFREY L & LI

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2010] W1 L2 U2 W1 PT0=[YR=2010] N3 W6 S3 E6\$ W6 D2
L2 W38 S48 E14 N10 E8 FOP=[YR=2010] S7 E7 FGR=[YR=2010] S3
E21 N20 W21 S17\$ N17 W4 S10 W3\$ E3 N10 E25 N28\$.

LAND DESCRIPTION

LNUSE CODECLSRLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDTPADJPTEYEYBPTEYEYBAgricultural Common Density Decl Frz Yr Consvr

1000100CRES100PUD0.000.001.00LT1.001.001.0055,000.0055,000.0055,000

REVIEW DATE03/13/2024BYKBATotal Acres: 0.00Total Land Value: 55,000Market: 0Agricultural: 0Common: 55,000PRINTED 07/30/2025 BY SYS