

LOT 20
IN OR 1975/327
PLUMMER CREEK #1 PB 8/28

WHITNEY MELISSA L & DARRELL L
79795 PLUMMERS CREEK DR
YULEE, FL 32097

2025

12-2N-26-1601-0020-0000



BUILDING CHARACTERISTICS					
ELEMENT		CD	CONSTRUCTION		
Exterior Wall		10	ABOVE AVG 100		
Roof Structure		03	GABLE/HIP 100		
Roof Cover		03	COMP SHNGL 100		
Interior Wall		05	DRYWALL 100		
Interior Floor		11	CLAY TILE 50		
Interior Floor		14	CARPET 50		
Air Condition		03	CENTRAL 100		
Heating Type		04	AIR DUCTED 100		
Bedrooms			6 100		
Bathrooms			3 100		
Frame		02	WOOD FRAME 100		
Stories		2.	2. 100		
Units			0 100		
Occupancy		00	NONE 100		
Quality		04	Quality Level 04		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		05
NEIGHBORHOOD/LOC		5013.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,186	100	2015	2,186	236,172
FGR	399	55	2015	219	23,660
FOP	57	30	2015	17	1,836
FSP	282	40	2015	113	12,208
FUS	470	100	2015	470	50,778
STR	45	10	2015	4	432
TOTALS	3,439			3,009	325,088

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	3,009	112.5390	112.54	338,633	2015	2015	0	0	0	4.00	96.00

1 SINGLE FAM - 100% - 2017

Heated Area: 2656

HX Base Yr 2017

The floor plan diagram illustrates the layout of a single-family home with a total heated area of 2656 square feet. The plan includes several rooms and utility areas, each labeled with a code and the year 2015. The dimensions for each area are as follows:

- BAS 2015** (Bathroom): 17 x 16
- FGR 2015** (Front Garage): 21 x 19
- FOP 2015** (Front Porch): 8 x 7
- FSP 2015** (Front Screened Porch): 17 x 17
- FUS 2015** (Front Utility Room): 19 x 26
- STR 2015** (Staircase): 3 x 3

The overall lot dimensions are 39 x 56. The plan also shows a rear porch (11 x 11) and a rear utility room (12 x 12). The layout is designed to maximize the use of the 100% lot area.

BLD DATE	LGL DATE
XF DATE	LAND DATE

04/04/2025

MLU