

SAEGERT AMY MEREDITH
88567 WAXWING CT
YULEE, FL 32097

2025

12-2N-26-1602-0037-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall10ABOVE AVG 90

Exterior Wall21STONE 10

Roof Structur08IRREGULAR 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo11CLAY TILE 60

Interior Floo14CARPET 40

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms5 100

Bathrooms3 100

Frame Stories Units02WOOD FRAME 100
2. 2. 100
0 100

Occupancy00NONE 100

Quality04Quality Level 04

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA05

NEIGHBORHOOD/LOC5013.00

TOTALS4,3623,851409,612

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

10810CONCRETE A010000779.00SF6.506.50100201620163954,810

20476VF 6 SBPL010000132.00LF32.0032.00100201820183923,886

30470VNYL GATE0100001.00UT300.00300.0010020182018392276

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES100PUD0.000.001.00LT1.001.001.0060,000.0060,000.0060,000

REVIEW DATE08/10/2022BYKBA

Total Acres: 0.00Total Land Value: 60,000Market: 0Agricultural: 0Common: 60,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0100013,851110.28110.28424,688201620160003.5596.45

1 SINGLE FAM - 100% - 2017Heated Area: 3495HX Base Yr 2017

PTO2016

FSP2020

BAS2016

FGR2016

FOP2016

FUS2016

TTI2016

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

04/04/2025MLU

88567 WAXWING CT, YULEE

NASSAU COUNTY PROPERTY

PAGE 1 of 14

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE409,612

TOTAL MARKET OB/XF VALUE8,972

TOTAL LAND VALUE - MARKET60,000

TOTAL MARKET VALUE478,584

SOH/AGL Deduction149,859

ASSESSED VALUE328,725

TOTAL EXEMPTION VALUEHX HB50,722

BASE TAXABLE VALUE278,003

TOTAL JUST VALUE478,584

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE455,277

PERMIT NUMDESCRIPTIONAMTISSUED

B1632376CO ISSUED011/29/2016

B1632376NEW CONSTR428,83405/01/2016

SALES DATA

OFF RECORD NumberDATETYPEINSTQU I VRSN CD SALE PRICE

2673/8337/31/2023QC U I 11100

GRANTOR: SAEGERT KEVIN & AMY

GRANTEE: SAEGERT AMY MEREDIT

2088/032112/07/2016WD Q I 01300,000

GRANTOR: DREAM FINDERS HOMES L

GRANTEE: SAEGERT KEVIN & AMY

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2016] W8 PTO=[YR=2016] N5 W20 S5 FSP=[YR=2020] S9 E20 N9 W20\$ E20\$S9 W20 N9 W11 S52 FOP=[YR=2016] S6 E10 S1 E9 N6 W9 N1 W10\$ E10 S1 E9 N1 FGR=[YR=2016] E20 N22 W20 S22\$ N22 E20 N30\$ PTR=E20 FUS=[YR=2016] E39 S52 W10 S2 W10 STR=[YR=2016] W3 N11 E3 S11\$N11 W3 S11 E3 S5 W9 N7 W10 N52\$ W20\$.