

LOT 11
PLUMMER CREEK PHASE TWO C & D
OR 2223/684

GUY RASHAAD & AMBER
79371 PLUMMERS CREEK DRIVE
YULEE, FL 32097

2025

12-2N-26-1604-0011-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	10	ABOVE AVG 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	08	CLAY TILE 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	11	CLAY TILE 70			
Interior Floor	14	CARPET 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		5 100			
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	5015.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,494	100	2020	2,494	294,496
FGR	612	55	2020	337	39,794
FOP	65	30	2020	20	2,362
FSP	208	40	2020	83	9,801
FUS	383	100	2020	383	45,225
STR	52	10	2020	5	590
TOTALS	3,814			3,322	392,267

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,322	119.8806	119.88	398,241	2020	2020	0	0	0	1.50 98.50

1 SINGLE FAM - 100% - 2025

Heated Area: 2877

HX Base Yr 2025

The floor plan diagram illustrates a building layout with several distinct areas and their dimensions. The main structure is a large rectangle with a width of 17 and a height of 47. Inside this main structure, there is a smaller rectangle at the top with a width of 16 and a height of 13, labeled FSP 2020. At the bottom of the main structure, there is a large area labeled BAS 2020. To the right of the main structure, there is a vertical section with a height of 67. To the left of the main structure, there is a vertical section with a height of 21. At the bottom left, there is a small area labeled FGR 2020 with a width of 7 and a height of 22. At the bottom right, there is a small area labeled FOP 2020 with a width of 8 and a height of 2. To the right of the main structure, there is a vertical section with a height of 23, labeled FUS 2020. At the bottom right, there is a small area labeled STR 2020 with a width of 4 and a height of 4. The diagram also shows various other dimensions for different sections and setbacks, such as 13, 16, 17, 21, 22, 23, 2, 4, 5, 8, 9, 10, 18, and 19.

BLD DATE

LGL DATE