

DELISLE LAWRENCE II & TERESITA T
75017 EDWARDS ROAD
YULEE, FL 32097

13-2N-26-4200-0018-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY												
Exterior Wall		19	COMMON BRK 100		0100	01	2,286	120.5400	120.54	275,554	1980	1990		0		0	27.00	73.00	VALUATION BY		STANDARD									
Roof Structure		03	GABLE/HIP 100		1 SINGLE FAM - 100% - 2004														Heated Area: 1953						HX Base Yr 2004					
Roof Cover		03	COMP SHNGL 100																Tax Group: 4						Tax Dist:					
Interior Wall		05	DRYWALL 100																BUILDING MARKET VALUE						201,154					
Interior Floor		14	CARPET 100																TOTAL MARKET OB/XF VALUE						35,245					
Air Condition		03	CENTRAL 100																TOTAL LAND VALUE - MARKET						240,000					
Heating Type		04	AIR DUCTED 100																TOTAL MARKET VALUE						476,399					
Bedrooms			4 100																SOH/AGL Deduction						180,743					
Bathrooms			2 100																ASSESSED VALUE						295,656					
Frame		02	WOOD FRAME 100																TOTAL EXEMPTION VALUE						HX HB VX 55,722					
Stories		1.	1. 100																BASE TAXABLE VALUE						239,934					
Units			0 100																TOTAL JUST VALUE						476,399					
BUD8 Adjustme		04	DIST 01 100		NCON VALUE						0																			
Occupancy		00	NONE 100		INCOME VALUE																									
					PREVIOUS YEAR MKT VALUE						361,058																			
Quality		03	Quality Level 03																											
DOR CODE		0100	SINGLE FAMILY																											
MAP NUM			MKT AREA				05																							
NEIGHBORHOOD/LOC		5001.00																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																									
BAS	1,953	100	1993	1,953	171,853																									
FGR	441	55	1993	243	21,382																									
FOP	8	30	1993	2	176																									
FSP	220	40	1993	88	7,744																									
TOTALS		2,622			2,286	201,154																								
EXTRA FEATURES					75017 EDWARDS RD, YULEE										BLD DATE				LGL DATE											
															XF DATE				LAND DATE											
															INC DATE				AG DATE											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES														
1	0810	CONCRETE A	0 100	0	0	400.00	SF	6.50	6.50	100	1980	1980	3	30	780															
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1980	1980	3	44	1,540															
3	0810	CONCRETE A	0 100	0	0	5,297.00	SF	6.50	6.50	100	1996	1996	3	70	24,101															
4	0322	BOAT LFT L	0 100	0	0	1.00	UT	1,500.00	1,500.00	100	2003	2003	3	20	300															
5	0940	SHEDS/PORT	0 100	12	16	192.00	SF	20.10	20.10	100	2003	2003	3	20	772															
6	0300	BOAT DCK W	0 100	0	0	646.00	SF	40.00	40.00	100	2003	2003	3	30	7,752															
LAND DESCRIPTION										TOTAL OB/XF										35,245										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV						
1	000131	C	RES CREEK	100		RSF-1	0.00	0.00	1.50	LT		1.00	1.00	0.80	200,000.00	160,000.00	240,000													