

**BASHORE STEPHEN**  
75020 EDWARDS RD  
YULEE, FL 32097

**13-2N-26-4200-0022-0000**

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall Roof Structur08

FACE BRICK 100 IRREGULAR 100

RooF Cover Interior Wall Interior Floo Interior Floo Air Condition Heating TypeBedrooms Bathrooms FrameStories Units OccupancyQualityDOR CODEMAP NUMNEIGHBORHOOD/LOC

030514150304  
COMP SHNGL 100 DRYWALL 100 CARPET 80 HARDTILE 20 CENTRAL 100 AIR DUCTED 100  
3 100 2 100 WOOD FRAME 100  
1. 1. 100 0 100 NONE 100  
01 Quality Level 01  
0100 SINGLE FAMILY  
MKT AREA 05  
5001.00

TOTALS

3,3052,826294,981

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0900012,82695.5584126.14356,472200120010017.2582.75

2 SNGL FAM - 100% - 2023Heated Area: 2433HX Base Yr 2023

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

294,9819,82455,000359,80513,849345,95650,722295,234359,8050346,867

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE

2460/13875/10/2021WDQI01325,000

GRANTOR: SPARKS CLIFFORD & MIC

GRANTEE: BASHORE STEPHEN

2212/04795/30/2018WDQI01262,000

GRANTOR: IVEY SHIRLEY B & CHRI

GRANTEE: SPARKS CLIFFORD & M

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W24 N2 W7 S2 W4 FOP=[YR=2001] W20 S8 E20 N8 \$ S8 W20 N8 W12 S43 E14 FOP=[YR=2001] S4 E31 FGR=[YR=2001] S9 E22 N24 W22 S15 \$ N6 W30 S2 W1 \$ E1 N2 E30 N9 E22 N32 \$ .

LAND DESCRIPTION

L NUSE CODECLS

LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEDJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES100RSF-10.000.001.00AC1.001.001.0055,000.0055,000.0055,000

EXTRA FEATURES

75020 EDWARDS RD, YULEE

BLD DATEXF DATEINC DATE

YEAR ONYEAR ACTUALQ% CONDOBJ/XF MKT VALUENOTES

10810CONCRETE A01000464.00SF6.506.50100200120013792,383

21123CB 8"0100035.00SF6.156.1510020012001379170

30500FP-PRE FAB010001.00UT3,500.003,500.00100200120013842,940

40811CONCRETE B010001,041.00SF5.205.20100200220023804,331

LAND DESCRIPTION

TOTAL OB/XF9,824

REVIEW DATE08/16/2022BYKBA

Total Acres: 1.00Total Land Value: 55,000Market: 0Agricultural: 0Common: 55,000PRINTED 07/30/2025 BY SYS