N1/2 OF NW1/4 & N'LY 330 FT OF
IN OR 2295/1327
N1/2 OF NE1/4 LYING W'LY OF

BOARD OF TRUSTEES OF INTERNAL IMP TRUST FUND OF ST
3900 COMMONWEALTH BLVD, MAIL STATION 115
TALLAHASSEE, FL 32399-3000

**2025**

**16-2N-26-0000-0001-0030**

## NASSAU COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 8700 | STATE | |
| MAP NUM | | MKT AREA | 05 |
| NEIGHBORHOOD/LOC | 5001.00 | | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| TOTALS | | | | | |

### MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

POLICE LODGE RD, YULEE

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 4 | Tax Dist: | |
| BUILDING MARKET VALUE | | 0 |
| TOTAL MARKET OB/XF VALUE | | 0 |
| TOTAL LAND VALUE - MARKET | | 49,000 |
| TOTAL MARKET VALUE | | 49,000 |
| SOH/AGL Deduction | | 45,413 |
| ASSESSED VALUE | | 3,587 |
| TOTAL EXEMPTION VALUE | 05 | 3,587 |
| BASE TAXABLE VALUE | | 0 |
| TOTAL JUST VALUE | | 49,000 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 49,000 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 2295/1327 | 8/02/2019 | WD | U | V | 18 | 459,000 |
| GRANTOR: BOARD OF TRUSTEES OF | | | | | | |
| GRANTEE: INTERNAL IMPROVEMEN | | | | | | |
| 2162/0469 | 12/06/2017 | WD | U | V | 11 | 100 |
| GRANTOR: STUDDARD JERRY & JO | | | | | | |
| GRANTEE: STUDDARD PROPERTIES | | | | | | |

### BUILDING NOTES

### BUILDING DIMENSIONS

### EXTRA FEATURES

| LN | 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |

### LAND DESCRIPTION

TOTAL OB/XF 0

| LN | USE CODE | CLS | LAND USE DESCRIPTION | CAP | RD | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | DT | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 009630 | C | SWAMP | 0 | | OR | 0.00 | 0.00 | 98.00 | AC | | 1.00 | 1.00 | 1.00 | 500.00 | 500.00 | 49,000 | | | | | | | |

REVIEW DATE 02/01/2024 BY KBA Total Acres: 98.00 Total Land Value: 49,000 Market: 0 Agricultural: 0 Common: 49,000 PRINTED 07/30/2025 BY SYS