

PT OF SE1/4 OF NE1/4 &
PT OF NE1/4 OF SE1/4
IN OR 1776/1366

HEATWOLE RICHARD P & KINBERLY ANN
85346 STEPHENS RD
YULEE, FL 32097

2025

35-4N-25-0000-0004-0040



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	03	BELOW AVG. 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	01	MINIMUM 100			
Interior Wall	05	DRYWALL 100			
Interior Floop	09	PTNE WOOD 100			
Air Condition	01	NONE 100			
Heating Type	01	NONE 100			
Bedrooms		2 100			
Bathrooms		1 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
BUD8 Adjustme	04	DIST 01 100			
Occupancy	00	NONE 100			
Quality	03	Quality Level 03			
DOR CODE		5901HARDWOOD SI 70-79			
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	1,217	100	1993	1,217	43,033
UCP	266	20	1993	53	1,874
UOP	72	20	1993	14	495
USP	150	30	1993	45	1,591
TOTALS		1,705		1,329	46,994

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,329	70.7200	70.72	93,987	1920	1960	0	0	50.00	50.00	
1 SINGLE FAM - 0% - 0												
Heated Area: 1217												
HX Base Yr												
The map shows four lots with dimensions in feet. Lot UCP 1993 is at the top left with dimensions 14, 20, and 13. Lot USP 1993 is at the bottom left with dimensions 25, 6, and 28. Lot BAS 1993 is the large central lot with dimensions 14, 18, 18, 12, 12, 6, 23, 9, 7, 14, 6, 21, and 28. Lot UOP 1993 is on the right with dimensions 12, 6, and 12.												
BLD DATE				LGL DATE				05/21/2025				
XF DATE				LAND DATE				MLU				