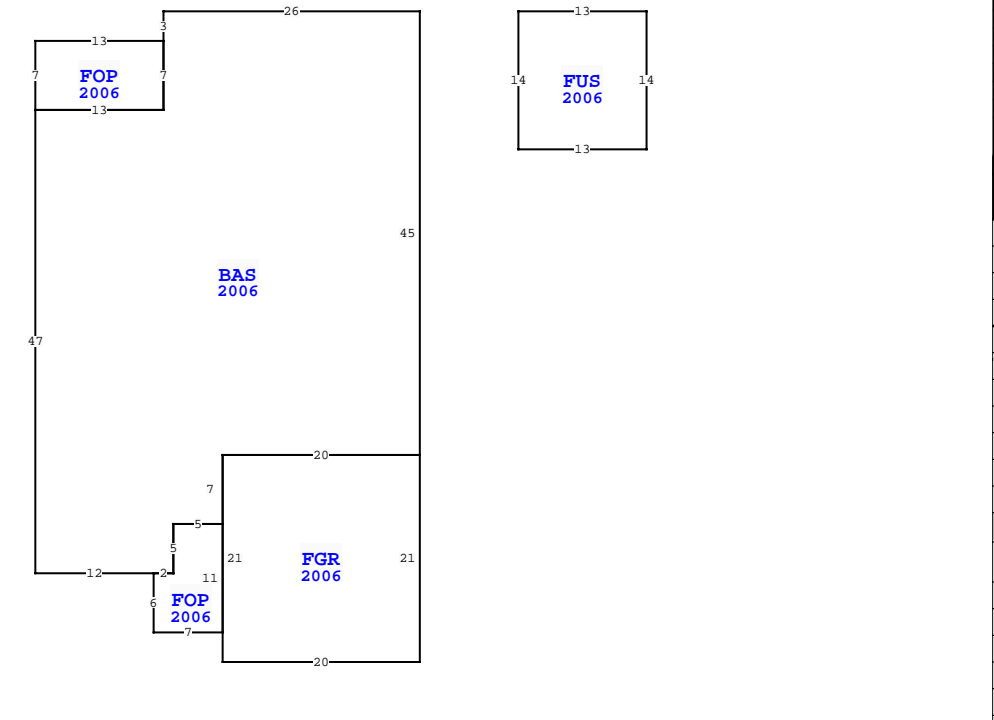




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 70
Exterior Wall	16 WD FR STUC 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	08 SHT VINYL 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1.5 1.5 100
Units	0 100
Occupancy	00 NONE 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,288	107.9421	107.94	246,967	2006	2006	0	0	0	8.65	91.35



Quality	04 Quality Level 04				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 04				
NEIGHBORHOOD/LOC	4038.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,828	100	2006	1,828	180,246
FGR	420	55	2006	231	22,777
FOP	67	30	2006	20	1,972
FOP	91	30	2006	27	2,662
FUS	182	100	2006	182	17,946
TOTALS	2,588			2,288	225,604

96036 CADE ST, YULEE

BLD DATE		LGL DATE	05/13/2025	MLU
XF DATE		LAND DATE		
INC DATE		AG DATE		

EXTRA FEATURES																
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	38	16		6.50	6.50	100	2006	2006	3	86	3,399	
2	0810	CONCRETE A	0	100	11	3		6.50	6.50	100	2006	2006	3	86	184	

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			225,604
TOTAL MARKET OB/XF VALUE			3,583
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			294,187
SOH/AGL Deduction			145,172
ASSESSED VALUE			149,015
TOTAL EXEMPTION VALUE	HX HB VX		55,722
BASE TAXABLE VALUE			93,293
TOTAL JUST VALUE			294,187
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			284,392

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E16133	ELEC OTHER	1,950	11/01/2005
P10394	OTHER	0	11/01/2005
R08361	REPAIR/RRF	1,500	10/01/2005
C16274	CO ISSUED	205,990	05/01/2005
M11027	H/AC	0	05/01/2005
B16274	NEW CONSTR	205,990	05/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1447/1735	9/28/2006	WD Q	Q	I		222,000
GRANTOR: RICHMOND AMERICAN HOM						
GRANTEE: PIEPER LAURIE A						
1333/1709	7/18/2005	WD U	V	19		351,000
GRANTOR: HERON ISLES JOINT VEN						
GRANTEE: RICHMOND AMERICAN H						

BUILDING NOTES

BUILDING DIMENSIONS
FGR=[YR=2006] N21 BAS=[YR=2006] N45 W26 S3 FOP=[YR=2006] W13 S7 E13 N7\$S7W13 S47 E12 FOP=[YR=2006] S6 E7 N11 W5 S5 W2\$E2N5E5N7 E20\$W20 S21 E20 \$ PTR=N66E10 FUS=[YR=2006] E13 S14 W13 N14\$ W10S66\$.

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	000100	C	RES	100	0006	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000								