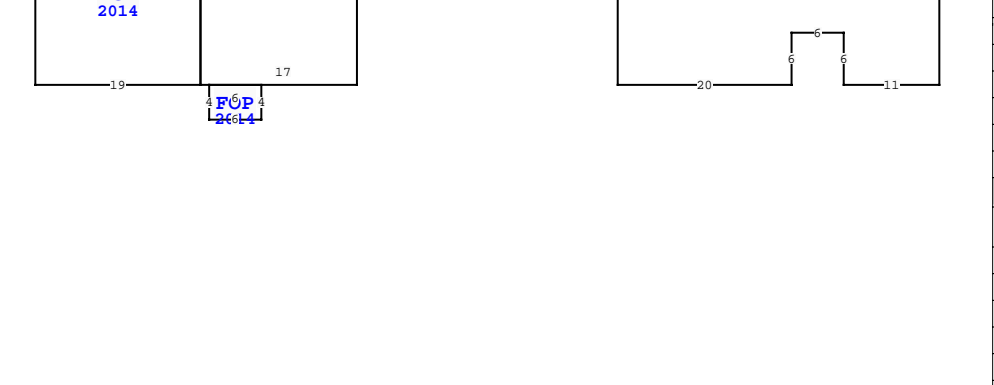




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 70
Exterior Wall	16	WD FR STUC 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2.5	100
Frame	02	WOOD FRAME 100
Stories	2.	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	2,565	115.4160	115.42	296,052	2014	2014	0	0	0	4.65	95.35		
1 SINGLE FAM - 100% - 2025 Heated Area: 2303 HX Base Yr														



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	970	100	2014	970	106,751
FGR	399	55	2014	219	24,102
FOP	24	30	2014	7	770
FOP	120	30	2014	36	3,962
FUS	1,333	100	2014	1,333	146,701
TOTALS	2,846			2,565	282,286

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			282,286
TOTAL MARKET OB/XF VALUE			3,216
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			350,502
SOH/AGL Deduction			0
ASSESSED VALUE			350,502
TOTAL EXEMPTION VALUE	13		350,502
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			350,502
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			340,665

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1428985	CO ISSUED	0	12/11/2014
B1428985	NEW CONSTR	270,489	06/01/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2470/0552	6/10/2021	WD Q	Q	I	01	301,100
GRANTOR: TROSPER JAMES N & BRI						
GRANTEE: BEEBAKHEE SHAUN D &						
1965/1082	2/26/2015	SW Q	Q	I	01	190,000
GRANTOR: D R HORTON INC-JACKSO						
GRANTEE: TROSPER JAMES NICH0						

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	0811	CONCRETE B	0	100	0	0		5.20	5.20	100	2014	2014	3	94	3,216	

96034 STONEY GLEN CT, YULEE										BLD DATE		LGL DATE		05/13/2025	MLU
										XF DATE		LAND DATE			
										INC DATE		AG DATE			

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=2014] W12 FOP=[YR=2014] N10 W12 S10 E12 \$ W25 S16													
FGR=[YR=2014] S21 E19 N21 W19 \$ E19 S21 E1 FOP=[YR=2014] S4													
E6 N4 W6 \$ E17 N37 \$PTR=E30 FUS=[YR=2014] E37 S37 W11 N6 W6													
S6 W20 N37 \$ W30 \$.													

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		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							