

LOT 369
IN OR 1914/997
HERON ISLES #2 PB 7/218

IH4 PROPERTY FLORIDA LP
C/O INVITATION HOMES-TAX DEPT, 1717 MAIN ST, STE 2000
DALLAS, TX 75201

2025

37-3N-28-0740-0369-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 80
Exterior Wall	16	WD FR STUC 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	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.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

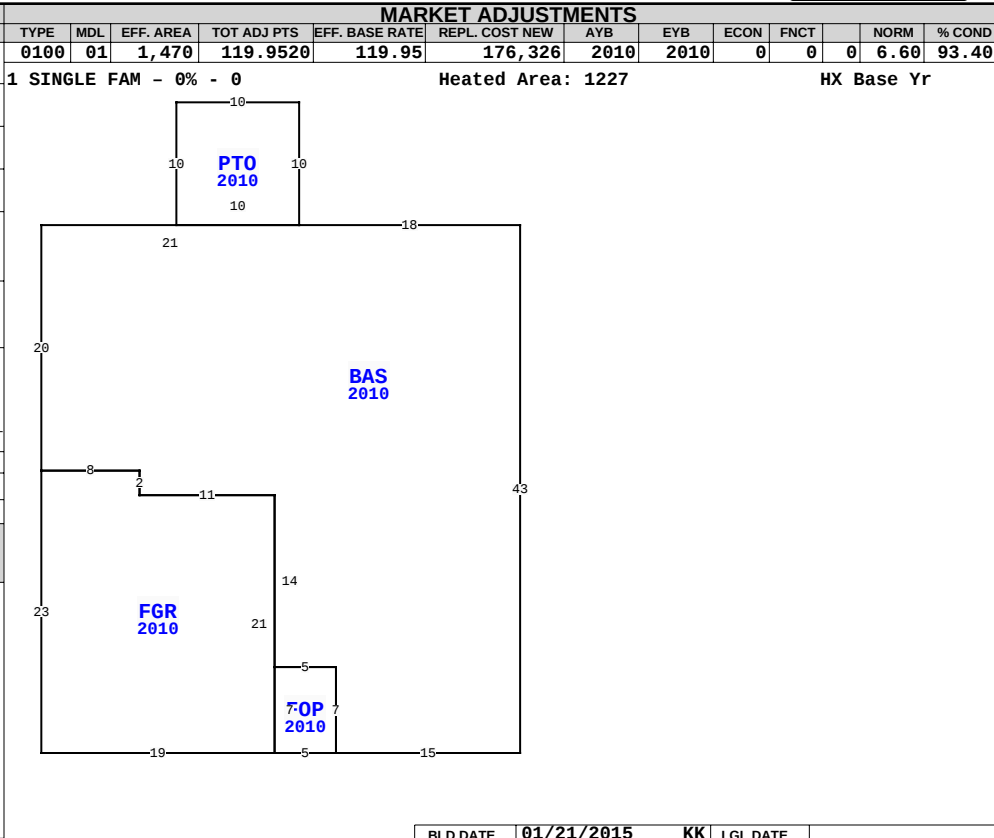
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC 4038.00			

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,227	100	2010	1,227	137,465
FGR	415	55	2010	228	25,544
FOP	35	30	2010	10	1,121
PTO	100	5	2010	5	560
TOTALS	1,777			1,470	164,688

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION

1	0811	CONCRETE B	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
			0 0	0 0	629.00	SF	5.20	5.20	100	2010	2010	3	90	2,944	

LAND DESCRIPTION		
L N	USE CODE	CLS
1	000100	C



BLD DATE	01/21/2015	KK	LGL DATE	
XF DATE			LAND DATE	05/13/2025
INC DATE			AG DATE	MLU

NASSAU COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY	STANDARD	
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE	164,688	
TOTAL MARKET OB/XF VALUE	2,944	
TOTAL LAND VALUE - MARKET	65,000	
TOTAL MARKET VALUE	232,632	
SOH/AGL Deduction	16,988	
ASSESSED VALUE	215,644	
TOTAL EXEMPTION VALUE	0	
BASE TAXABLE VALUE	215,644	
TOTAL JUST VALUE	232,632	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	222,760	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C23897	CO ISSUED	0	11/19/2010
E22938	NEW CONSTR	0	09/01/2010
M15640	H/AC	0	09/01/2010
P14433	NEW CONSTR	0	09/01/2010
B23897	NEW CONSTR	137,046	08/01/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1914/0997	4/17/2014	WD	Q	I	01	130,000
GRANTOR: WILLIAMS LATRELLE G						
GRANTEE: IH4 PROPERTY FLORID						
1715/1666	12/16/2010	WD	Q	I	03	112,000
GRANTOR: D R HORTON INC						
GRANTEE: WILLIAMS LATRELLE G						

BUILDING NOTES		

BUILDING DIMENSIONS		
BAS=[YR=2010]	W18	PTO=[YR=2010] N10 W10 S10 E10 \$ W21 S20
FGR=[YR=2010]	S23 E19	FOP=[YR=2010] E5 N7 W5 S7 \$ N21 W11
N2 W8 \$ E8 S2 E11 S14 E5 S7 E15 N43 \$.		