

LOT 575
IN OR 2216/767
HERON ISLES PHASE TWO C-3

KEY LINDSAY D & JAMIE L
97557 ALBATROSS DR
YULEE, FL 32097

2025

37-3N-28-0741-0575-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	13	LVT/LAMNT 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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
BAS	1,997	100
FGR	441	55
FOP	40	30
FSP	112	40
TOTALS	2,590	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,297	112.7784	112.78	259,056	2018	2018	0	0	2.50	97.50
1 SINGLE FAM - 100% - 2025 Heated Area: 1997 HX Base Yr											
BLD DATE							LGL DATE				
XF DATE							LAND DATE	05/13/2025			
INC DATE							AG DATE	MLU			

EXTRA FEATURES							97557 ALBATROSS DR, YULEE				INC DATE				AG DATE			
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	596.00	SF	5.20	5.20	100	2018	2018	3	97	3,006		
2	0810	CONCRETE A	0	100	0	0	24.00	SF	6.50	6.50	100	2018	2018	3	97	151		
3	0476	VF 6 SBPL	0	100	0	0	110.00	LF	32.00	32.00	100	2018	2018	3	92	3,238		
4	0470	VNYL GATE	0	100	0	0	2.00	UT	300.00	300.00	100	2018	2018	3	92	552		
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