

LOT 1C
NASSAU CROSSING TOWNHOMES PH 1
OR 2379/142

DALTON DARLING J & KAMERON M
86416 MAINLINE RD
YULEE, FL 32097

2025

42-2N-27-1091-001C-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	HARDIE BRD 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	11	CLAY TILE 60			
Interior Floo	14	CARPET 40			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		2 100			
Bathrooms		2.5 100			
Frame	02	WOOD FRAME 100			
Stories	2.	2. 100			
Units		0 100			
Occupancy	00	NONE 100			
Quality		03	Quality Level 03		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		04
NEIGHBORHOOD/LOC		4092.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	532	100	2021	532	66,167
FGR	280	55	2021	154	19,154
FOP	36	30	2021	11	1,368
FOP	72	30	2021	22	2,736
FUS	636	100	2021	636	79,102
STR	48	10	2021	5	622

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0320	01	1,360	125.6320	125.63	170,857	2021	2021	0	0	0	1.00	99.00	

1 TOWNHOUSE - 100% - 2024

Heated Area: 1168

HX Base Yr 2024

Dimensions and Room Labels:

- FOP: 12 (width), 6 (height)
- BAS: 28 (width), 30 (height)
- STR: 12 (width), 4 (height)
- FUS: 18 (width), 22 (height)
- FGR: 14 (width), 13 (height)
- Overall dimensions: 28 (width), 38 (height)

BLD DATE	04/17/2023	NW	LGL DATE	
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