

CALVO NICHOLAS R
96893 BLACKROCK RD
YULEE, FL 32097

42-2N-27-4371-0054-0000

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 70
16WD FR STUC 30
03GABLE/HIP 100
03COMP SHNGL 100
05DRYWALL 100
14CARPET 70
11CLAY TILE 30
03CENTRAL 100
04AIR DUCTED 100
3 100
2 100

02WOOD FRAME 100
1. 100
0 100
00NONE 100

06Quality Level 06
0100SINGLE FAMILY
MAP NUMMKT AREA04
NEIGHBORHOOD/LOC4071.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,550	100	2014	1,550	190,017
FGR	414	55	2014	228	27,951
FOP	26	30	2014	8	981
FSP	136	40	2021	54	6,620
PTO	88	5	2021	4	490

TOTALS	2,214			1,844	226,059
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EXTRA FEATURES

CONSTRUCTION

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND0100011,844128.5700128.57237,08320142014004.6595.35

1 SINGLE FAM - 0% - 2025Heated Area: 1550HX Base Yr

The diagram illustrates the building's footprint and various adjustment areas. The main footprint is labeled BAS 2014. Other areas include FGR 2014, FOP 2014, PTO 2021, and FSP 2021. Dimensions and area values are provided for each section.

NASSAU COUNTY PROPERTY

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VALUATION BYSTANDARDTax Group: 4Tax Dist:
BUILDING MARKET VALUE226,059
TOTAL MARKET OB/XF VALUE3,623
TOTAL LAND VALUE - MARKET50,000
TOTAL MARKET VALUE279,682
SOH/AGL Deduction0
ASSESSED VALUE279,682
TOTAL EXEMPTION VALUE0
BASE TAXABLE VALUE279,682
TOTAL JUST VALUE279,682
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE269,541

PERMIT NUMDESCRIPTIONAMTISSUED
21005947SCRN ENCL3,07605/11/2021
B1327825CO ISSUED002/04/2014
B1327825NEW CONSTR197,21810/01/2013

SALES DATA
OFF RECORD NumberDATETYPEINSTQ / U / V / I / RSN CD SALE PRICE
1917/07795/12/2014WD Q Q I 02168,900
GRANTOR: SEDA CONSTRUCTION COM
GRANTEE: CALVO NICHOLAS R
1882/00599/12/2013SW U V 37144,900
GRANTOR: DECATUR PROPERTIES IN
GRANTEE: SEDA CONSTRUCTION C

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2014] W16 FSP=[YR=2021] N8 W17 PTO=[YR=2021] W11 S8 E11 N8\$ S8 E17\$ W28 S32 FGR=[YR=2014] S21 E20 N15 W1 N6 W19 \$ E19 S6 E8 FOP=[YR=2014] S3 E6 N3 W1 N2 W4 S2 W1 \$ E1 N2 E4 S2 E12 N38 \$.

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSMUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYR CONSRV

1000100CRES0PUD0.000.001.00LT1.001.001.0050,000.0050,000.0050,000

REVIEW DATE08/11/2021BY NWTotal Acres: 0.00Total Land Value: 50,000Market: 0Agricultural: 0Common: 50,000PRINTED 07/30/2025 BY SYS