

MIDDLETON FAYE A
86437 MOONLIT WALK CIRCLE
YULEE, FL 32097

42-2N-27-4372-0011-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1				4							
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION SUMMARY											
Exterior Wall		10		ABOVE AVG 70		0100		01		2,367		127.9145		127.91		302,763		2017		2017		0		0		0		3.15		96.85		VALUATION BY					STANDARD				
Exterior Wall		16		WD FR STUC 30		1		SINGLE FAM - 100% - 2019								Heated Area: 2051										HX Base Yr 2019		Tax Group: 4					Tax Dist:								
Roof Structur		03		GABLE/HIP 100																								BUILDING MARKET VALUE					293,226								
Roof Cover		03		COMP SHNGL 100																								TOTAL MARKET OB/XF VALUE					3,045								
Interior Wall		05		DRYWALL 100																								TOTAL LAND VALUE - MARKET					50,000								
Interior Floo		11		CLAY TILE 50																								TOTAL MARKET VALUE					346,271								
Interior Floo		14		CARPET 50																								SOH/AGL Deduction					109,942								
Air Condition		03		CENTRAL 100																								ASSESSED VALUE					236,329								
Heating Type		04		AIR DUCTED 100																								TOTAL EXEMPTION VALUE					HX HB 50,722								
Bedrooms				3 100																								BASE TAXABLE VALUE					185,607								
Bathrooms				2 100																								TOTAL JUST VALUE					346,271								
Frame		02		WOOD FRAME 100																								NCON VALUE					0								
Stories		1.		1. 100																								INCOME VALUE													
Units				0 100																								PREVIOUS YEAR MKT VALUE					333,093								
Occupancy		00		NONE 100																																					
Quality		06		Quality Level 06																																					
DOR CODE		0100		SINGLE FAMILY																																					
MAP NUM				MKT AREA																																					
NEIGHBORHOOD/LOC				4071.00																																					
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																															
BAS		2,051		100		2017		2,051		254,079																															
FGR		413		55		2017		227		28,121																															
FOP		42		30		2017		13		1,611																															
FSP		170		40		2017		68		8,424																															
FST		15		55		2017		8		991																															
TOTALS		2,691						2,367		293,226																															
EXTRA FEATURES										86437 MOONLIT WALK CIR, YULEE										BLD DATE 05/17/2022 NW LGL DATE																					
																				XF DATE										LAND DATE											
																				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		0810		CONCRETE A		0 100		0 0		488.00		SF 6.50				6.50		100		2017		2017		3		96		3,045													