

LOT 8
IN OR 1787/1534
ROSES BLUFF SUB PB 7/110

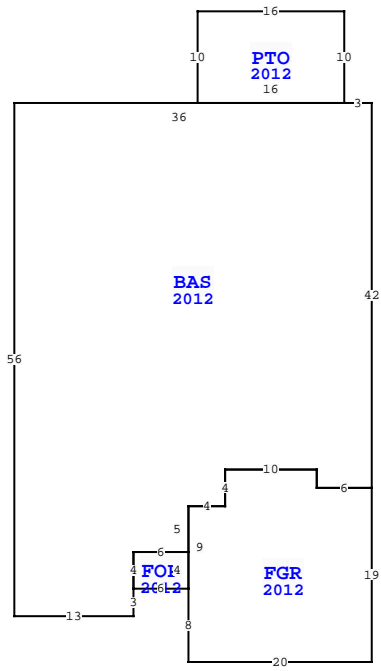
HYERS LAURA L COLCORD/HYERS DANNY E JR
97006 COBBLER CT
YULEE, FL 32097

2025

42-3N-28-1870-0008-0000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	HARDIE BRD	70
Exterior Wall	16	WD FR STUC	30
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	11	CLAY TILE	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	05	Quality Level	05
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4063.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,850	100	2012
FGR	392	55	2012
FOP	24	30	2012
PTO	160	5	2012
TOTALS	2,426		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,081	121.7062	121.71	253,279	2012	2012	0	0	5.65	94.35
1 SINGLE FAM - 100% - 2013 Heated Area: 1850 HX Base Yr 2013											



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			238,969
TOTAL MARKET OB/XF VALUE			4,424
TOTAL LAND VALUE - MARKET			125,000
TOTAL MARKET VALUE			368,393
SOH/AGL Deduction			196,510
ASSESSED VALUE			171,883
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			121,161
TOTAL JUST VALUE			368,393
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			325,153

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C25414	CO ISSUED	0	03/26/2012
E24498	NEW CONSTR	0	01/01/2012
M16838	H/AC	0	01/01/2012
P15568	NEW CONSTR	0	01/01/2012
B25414	NEW CONSTR	203,972	12/01/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1937/1880	8/27/2014	QC	U	I	11	100
GRANTOR: DRH ENERGY INC						
GRANTEE: COLCORD LAURA L & H						
1787/1534	4/05/2012	WD	Q	I	01	165,400
GRANTOR: D R HORTON INC-JACKSO						
GRANTEE: COLCORD LAURA L & D						

EXTRA FEATURES															
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	0812	CONCRETE C	0	100	0	0		4.00	100	2012	2012	3	92	3,706	
2	0810	CONCRETE A	0	100	40	3		6.50	100	2012	2012	3	92	718	
97006 COBBLER CT, YULEE															
BLD DATE		03/03/2023		NW		LGL DATE		04/03/2025		MLU					
XF DATE						LAND DATE									
INC DATE						AG DATE									

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2012] W3 PTO=[YR=2012] N10 W16 S10 E16\$ W36 S56 E13											
N3 FOP=[YR=2012] E6 FGR=[YR=2012] S8 E20 N19 W6 N2 W10 S4											
W4 S9\$ N4 W6 S4\$ N4 E6 N5 E4 N4 E10 S2 E6 N42\$.											

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	100	0003	RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	125,000.00	125,000.00	125,000							