

CLARKE FAMILY TRUST/CLARKE SHIRLEY G TRUSTEE
85262 CLAXTON RD
YULEE, FL 32097

43-2N-27-4648-0003-0090

NASSAU COUNTY PROPERTY					PAGE 1 of 1		4	
VALUATION SUMMARY								
VALUATION BY				STANDARD				
Tax Group: 4				Tax Dist:				
BUILDING MARKET VALUE				79,992				
TOTAL MARKET OB/XF VALUE				10,293				
TOTAL LAND VALUE - MARKET				85,000				
TOTAL MARKET VALUE				175,285				
SOH/AGL Deduction				97,981				
ASSESSED VALUE				77,304				
TOTAL EXEMPTION VALUE				HX HB WX		55,722		
BASE TAXABLE VALUE				21,082				
TOTAL JUST VALUE				175,285				
NCON VALUE				0				
INCOME VALUE								
PREVIOUS YEAR MKT VALUE				163,741				
PERMIT NUM		DESCRIPTION		AMT		ISSUED		
22016720		ADDITION		11,102		11/08/2022		
17001129		ADDITION		4,821		02/14/2017		
963235		CHNGE SRVC		0		12/01/1996		
963471		GARAGE		17,408		11/01/1996		
9048		MH MOVE-ON		32,000		09/24/1992		
SALES DATA								
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE
2238/1426		11/15/2018		WD	U	I	11	100
GRANTOR: CLARKE GEORGE W JR &								
GRANTEE: CLARKE FAMILY TRUST								
1519/1581		8/17/2007		WD	Q	I		155,000
GRANTOR: GUINN PATRICIA M & RO								
GRANTEE: CLARKE GEORGE W JR								
BUILDING NOTES								
BUILDING DIMENSIONS								
BAS=[YR=1993] W48 UGR=[YR=1996] W32 S27 FOP=[YR=1998] S5 E32 FSP=[YR=2022] S7 E28 N3 STP=[YR=2022] E5 N9 W5S9\$ N9 W28 S5\$ N5 W32\$ E32 N27\$ S27 E48 N27\$.								
ND UE	OTHER ADJUSTMENTS AND NOTES			YEAR	DENSITY	DECL	FRZ	YR CONSRV
85,000								
Common: 85,000								
PRINTED 07/30/2025 BY SYS								