

PARCEL "2" BEING TRACT 5
IN OR 2309/1342
(EX OR 2496/1313 &

WILDLIGHT RESIDENTIAL ASSC INC
C/O PROPERTY TAX COORDINATOR, 1 RAYONIER WAY
YULEE, FL 32097

2025

44-2N-27-1002-00P2-0000



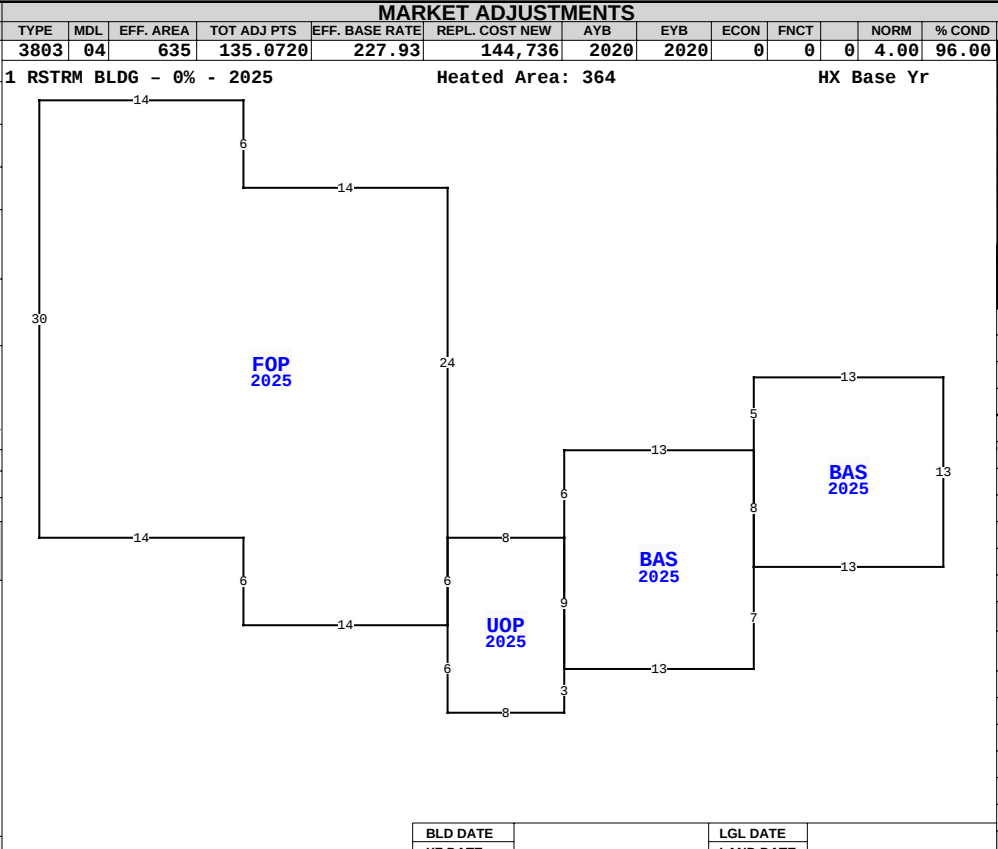
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 60
Exterior Wall	12	CEDAR 40
Roof Structur	02	SHED 100
Roof Cover	11	SLATE 100
Interior Wall	01	MINIMUM 100
Interior Floo	11	CLAY TILE 100
Ceiling	02	F.NOT SUS 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures	7	100
Frame	04	REIN CONC 100
Story Height	12	100
RMS	2	100
Stories	1.	1. 100
Units	0	100

Quality	05	Quality Level 05
DOR CODE	0005	COMMON S/D LANDS
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4086.0100	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	169	100	2025	169	36,979
BAS	195	100	2025	195	42,668
FOP	840	30	2025	252	55,140
UOP	96	20	2025	19	4,158
TOTALS	1,300			635	138,947

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0803	ASPHALT C	0	0	0	0	4,800.00	SF	2.00
2	0400	CONC CURB	0	0	0	0	200.00	LF	15.00
3	0972	ST LGHT UN	0	0	0	0	11.00	UT	2,530.00
4	0861	POOL GUNIT	0	0	0	0	2,500.00	SF	85.00
5	0857	SANDSTONE/	0	0	0	0	5,000.00	SF	16.00
6	0462	ST/AL FNC	0	0	430	4	1,720.00	SF	10.00
7	0463	FENCE GATE	0	0	0	0	2.00	UT	300.00
8	0462	ST/AL FNC	0	0	620	4	2,480.00	SF	10.00
9	0463	FENCE GATE	0	0	0	0	3.00	UT	300.00
10	0811	CONCRETE B	0	0	160	6	960.00	SF	5.20

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000005	C	COMMON S/D L	0		PD - E	0.00	0.00	1.00



TOTAL OB/XF									
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2	0400	CONC CURB	0	0	0	0	200.00	LF	15.00
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NASSAU COUNTY PROPERTY										4
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VALUATION SUMMARY										
VALUATION BY						RECONCILE				
Tax Group: 4						Tax Dist:				
BUILDING MARKET VALUE						0				
TOTAL MARKET OB/XF VALUE						0				
TOTAL LAND VALUE - MARKET						100				
TOTAL MARKET VALUE						100				
SOH/AGL Deduction						0				
ASSESSED VALUE						100				
TOTAL EXEMPTION VALUE						0				
BASE TAXABLE VALUE						100				
TOTAL JUST VALUE						100				
NCON VALUE						533,080				
INCOME VALUE										
PREVIOUS YEAR MKT VALUE						100				
WATERBUG POOL BATHROOMS + SHADE PAVILLION @ WILDLI										

[illegible]