LOT 34
DEL WEBB WILDLIGHT PHASE 1
OR 2547/1432

POWELL ROBERT & SHERYL
482 CONTINUUM LOOP
YULEE, FL 32097

2025

50-3N-27-1004-0034-0000

BUILDING CHARACTERISTICS

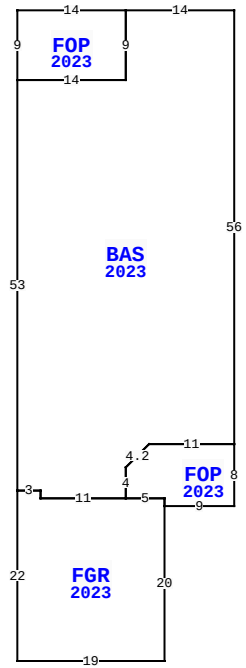
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4094.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,542	100	2023	1,542	230,699
FGR	402	55	2023	221	33,064
FOP	103	30	2023	31	4,638
FOP	126	30	2023	38	5,685
TOTALS	2,173			1,832	274,086

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0320	11	1,832	149.6060	149.61	274,086	2023	2023	0	0	0	0.00	100.00

1 TOWNHOUSE – 0% - 2024 Heated Area: 1542 HX Base Yr



564 JUBILEE CIR, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/12/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	274,086
TOTAL MARKET OB/XF VALUE	5,660
TOTAL LAND VALUE - MARKET	60,000
TOTAL MARKET VALUE	339,746
SOH/AGL Deduction	0
ASSESSED VALUE	339,746
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	339,746
TOTAL JUST VALUE	339,746
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	341,042

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23002319	CO ISSUED	0	02/22/2023
22011762	NEW CONSTR	249,566	08/02/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2663/1612	8/24/2023	SW	Q	I	02	379,000

GRANTOR: PULTE HOME COMPANY LL

GRANTEE: POWELL ROBERT & SHE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=90,10] W14 S9 W14 S53 E3 S1 E11 N4 U3R3 E11 N56 $
FOP=[YR=2023;ORIG=62,10] E14 S9 W14 N9 $
FOP=[YR=2023;ORIG=90,66] W11 D3L3 S4 E5 S1 E9 N8 $
FGR=[YR=2023;ORIG=62,72] E3 S1 E11 E5 S1 S20 W19 N22 $
.

EXTRA FEATURES

LN	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	0855	CONC PAVER	0	0	0	0	566.00	SF	10.00	10.00	100	2023	2023		100	5,660	

LAND DESCRIPTION

TOTAL OB/XF 5,660

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000310	C	TOWNHOUSE	0		PD -	E 0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

REVIEW DATE 05/08/2025 BY MLU Total Acres: 0.00 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 07/30/2025 BY SYS