

LOT 49  
DEL WEBB WILDLIGHT PHASE 1  
OR 2547/1432

RODRIGUEZ ANTHONY ARMANDO & STEPHANIE MORRIS  
436 JUBILEE CIRCLE  
YULEE, FL 32097

2025

50-3N-27-1004-0049-0000



| BUILDING CHARACTERISTICS |                  |                  |      |              |                      |
|--------------------------|------------------|------------------|------|--------------|----------------------|
| ELEMENT                  | CD               | CONSTRUCTION     |      |              |                      |
| Exterior Wall            | 31               | HARDIE BRD 100   |      |              |                      |
| Roof Structure           | 03               | GABLE/HIP 100    |      |              |                      |
| Roof Cover               | 03               | COMP SHNGL 100   |      |              |                      |
| Interior Wall            | 05               | DRYWALL 100      |      |              |                      |
| Interior Floor           | 13               | LVT/LAMMT 100    |      |              |                      |
| 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           |      |              |                      |
| Units                    |                  | 0 100            |      |              |                      |
|                          |                  |                  |      |              |                      |
|                          |                  |                  |      |              |                      |
| 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              | 2025 | 1,542        | 219,334              |
| FGR                      | 402              | 55               | 2025 | 221          | 31,435               |
| FOP                      | 103              | 30               | 2025 | 31           | 4,409                |
| FOP                      | 126              | 30               | 2025 | 38           | 5,405                |
| PTO                      | 98               | 5                | 2025 | 5            | 711                  |
|                          |                  |                  |      |              |                      |
| TOTALS                   | 2,271            |                  |      | 1,837        | 261,295              |

| MARKET ADJUSTMENTS |     |           |             |                |                |      |      |      |      |      |        |
|--------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|
| TYPE               | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM | % COND |
| 0320               | 11  | 1,837     | 142.2400    | 142.24         | 261,295        | 2024 | 2024 | 0    | 0    | 0.00 | 100.00 |

1 TOWNHOUSE - 0% - 2025

Heated Area: 1542

HX Base Yr

The diagram shows a floor plan for a townhouse. The layout includes several rooms with dimensions and labels:

- PTO 2025**: Dimensions 14 (width) and 7 (height).
- FOP 2025**: Dimensions 14 (width) and 9 (height).
- BAS 2025**: Dimensions 56 (width) and 53 (height).
- FGR 2025**: Dimensions 20 (width) and 22 (height).
- FOP 2025**: Dimensions 8 (width) and 9 (height).

Other dimensions and layout details include:

- Overall width: 14
- Overall height: 14
- Room dimensions: 7, 14, 9, 14, 56, 53, 8, 9, 20, 22, 19, 11, 4, 2, 4, 5, 11, 3.

|          |  |           |            |
|----------|--|-----------|------------|
| BLD DATE |  | LGL DATE  |            |
| XF DATE  |  | LAND DATE | 05/08/2025 |

MLU