LOT 123
DEL WEBB WILDLIGHT PHASE 2A
OR 2571/536

BUSHNELL ELLEN GRIEB & DAVID S
562 CONTINUUM LOOP
YULEE, FL 32097

2025

50-3N-27-1004-0123-0000

BUILDING CHARACTERISTICS

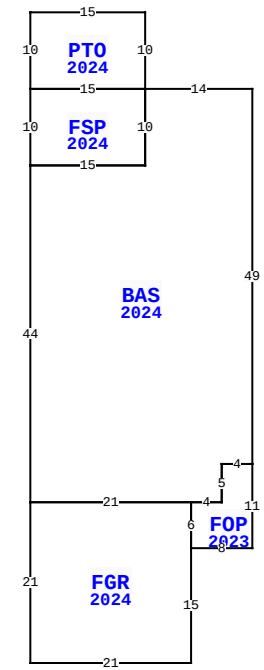
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	06	Quality Level 06
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	1,396	100	2024	1,396	237,767
FGR	441	55	2024	243	41,388
FOP	68	30	2023	20	3,406
FSP	150	40	2024	60	10,219
PTO	150	5	2024	8	1,363
TOTALS	2,205			1,727	294,143

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,727	129.0300	170.32	294,143	2023	2023	0	0	0	0.00	100.00

1 SNGL FAM – 100% - 2024 Heated Area: 1396 HX Base Yr 2024



562 CONTINUUM LOOP, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2025 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		294,143
TOTAL MARKET OB/XF VALUE		9,905
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		389,048
SOH/AGL Deduction		17,621
ASSESSED VALUE		371,427
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		320,705
TOTAL JUST VALUE		389,048
NCON VALUE		2,625
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		358,408

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B240009228	SCREEN ENCLOSURE	7,800	08/07/2024
230006067	CO ISSUED		05/10/2023
22013998	NEW CONSTR	234,001	09/14/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2640/716	5/15/2023	SW	Q	I	02	439,700

GRANTOR: PULTE HOME COMPANY LL
GRANTEE: BUSHNELL ELLEN GRIE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=91,0] E15 N10 E14 S49 W4 S5 W4 W21 N44 $
FGR=[YR=2024;ORIG=91,44] E21 S6 S15 W21 N21 $
FSP=[YR=2024;ORIG=91,-10] E15 S10 W15 N10 $
PTO=[YR=2024;ORIG=106,-20] W15 S10 E15 N10 $
FOP=[YR=2023;ORIG=116,39] E4 S11 W8 N6 E4 N5 $
.

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	100	0	0	728.00	SF	10.00	10.00	100	2024	2023		100	7,280	
2	0911	SCRN RM A	0	100	0	0	150.00	SF	17.50	17.50	100	2025	2024		100	2,625	

LAND DESCRIPTION

TOTAL OB/XF 9,905

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	000135	C	RES NATURAL	100		PD -	E 0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

REVIEW DATE 05/01/2025 BY KB Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 07/30/2025 BY SYS