

**SQUILLANTE ANTHONY**  
366 TRANQUIL TRAIL CIR  
YULEE, FL 32097

# 2025



| BUILDING CHARACTERISTICS |                  |             |                  |              |                        |                               |                   |    |            | MARKET ADJUSTMENTS |           |          |             |   |                |                 |                |            |     | NASSAU COUNTY PROPERTY |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|--------------------------|------------------|-------------|------------------|--------------|------------------------|-------------------------------|-------------------|----|------------|--------------------|-----------|----------|-------------|---|----------------|-----------------|----------------|------------|-----|------------------------|-----|--|------|--|------|--|---|--|---|--|------|--|--------|--|--|
| CONSTRUCTION             |                  |             |                  |              |                        |                               |                   |    |            | VALUATION SUMMARY  |           |          |             |   |                |                 |                |            |     | PAGE 1 of 1            |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| ELEMENT                  |                  | CD          | 31               |              | HARDIE BRD 100         |                               | 0900              |    | MDL        | 01                 | 1,708     |          | 136.6200    |   | EFF. BASE RATE |                 | REPL. COST NEW |            | AYB |                        | EYB |  | ECON |  | FNCT |  | 0 |  | 0 |  | 0.00 |  | 100.00 |  |  |
| Exterior Wall            |                  | 03          | GABLE/HIP 100    |              | 1 SNGL FAM - 0% - 2025 |                               | Heated Area: 1401 |    | HX Base Yr |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| 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. 100           |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| Units                    |                  |             | 0 100            |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| Quality                  |                  | 06          | Quality Level 06 |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| DOR CODE                 |                  | 0100        | SINGLE FAMILY    |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| MAP NUM                  |                  |             | MKT AREA         |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| NEIGHBORHOOD/LOC         |                  | 4094.00     |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE | YEAR             | TOT ADJ AREA | SUBAREA MARKET VALUE   |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| BAS                      | 1,401            | 100         | 2025             | 1,401        | 252,656                |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| FGR                      | 441              | 55          | 2025             | 243          | 43,823                 |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| FOP                      | 73               | 30          | 2025             | 22           | 3,967                  |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| FOP                      | 140              | 30          | 2025             | 42           | 7,574                  |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| TOTALS                   |                  | 2,055       |                  |              | 1,708                  | 308,021                       |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| EXTRA FEATURES           |                  |             |                  |              |                        | 366 TRANQUIL TRAIL CIR, YULEE |                   |    |            |                    |           | BLD DATE |             |   |                | LGL DATE        |                | 05/13/2025 |     | MLU                    |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
| L N                      | 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                             | 595.00            | SF | 10.00      | 10.00              | 100       | 2025     | 2024        |   | 100            | 5,950           |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |
|                          |                  |             |                  |              |                        |                               |                   |    |            |                    |           |          |             |   |                |                 |                |            |     |                        |     |  |      |  |      |  |   |  |   |  |      |  |        |  |  |