

MILLER TRUST/MILLER CAROL E TRUSTEE
96509 BLACKROCK ROAD
YULEE, FL 32097

50-3N-28-0000-0015-0020

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION			
Exterior Wall	10	ABOVE AVG 70			
Exterior Wall	20	FACE BRICK 30			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	11	CLAY TILE 70			
Interior Floo	14	CARPET 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame Stories	02	WOOD FRAME 100			
Units	1.	1. 100			
		0 100			
Occupancy	00	NONE 100			
Quality	06	Quality Level 06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 04			
NEIGHBORHOOD/LOC	4031.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,833	100	2007	1,833	214,624
FGR	795	55	2007	437	51,168
FSP	432	40	2007	173	20,256
FSP	62	40	2011	25	2,927
TOTALS	3,122			2,468	288,975

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,468	129.2784	129.28	319,063	2007	2007	0	0	0	9.43	90.57

1 SINGLE FAM - 100% - 2008
Heated Area: 1833
HX Base Yr 2008

The floor plan shows a main rectangular building with several smaller additions. Key areas are labeled: BAS 2007 (main body), FSP 2007 (top left addition), FSP 2011 (bottom left addition), and FGR 2007 (right side addition). Dimensions are provided for various sections, such as 30' wide top section, 15' deep left section, and 34' x 19' central section.

NASSAU COUNTY PROPERTY

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VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		288,975	
TOTAL MARKET OB/XF VALUE		11,716	
TOTAL LAND VALUE - MARKET		96,092	
TOTAL MARKET VALUE		396,783	
SOH/AGL Deduction		200,885	
ASSESSED VALUE		195,898	
TOTAL EXEMPTION VALUE		HX HB VX	55,722
BASE TAXABLE VALUE		140,176	
TOTAL JUST VALUE		396,783	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		378,693	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M12188	MECH OTHER	0	10/01/2006
P11592	OTHER	0	10/01/2006
C18506	CO ISSUED	0	09/01/2006
E18120	ELEC OTHER	0	09/01/2006
R09705	REPAIR/RRF	3,000	09/01/2006
B18506	NEW CONSTR	285,000	09/01/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1570/0325	6/05/2008	WD	Q	I	06	100

GRANTOR:ESELY SAMUEL H

GRANTEE:MILLER JAMES C & CA

1569/0018	5/30/2008	QC	Q	I	01	100
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GRANTOR:MILLER JAMES C & CARO

GRANTEE:MILLER JAMES C & CA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2007] W12 FSP=[YR=2007] N15 W30 S15 E19 U2 R2 E7 D2 R2 \$ U2 L2 W7 D2 L2 W34 S33 E13 FSP=[YR=2011] S3 E10 N4 W2 N4 W6 S5 W2 \$ E2 N5 E6 S4 E14 FGR=[YR=2007] S34 E10 S1 E13 N35 W23 \$ E22 N32 \$.

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	100		RSF-1	0.00	0.00	1.19	AC		1.00	1.00	0.95	85,000.00	80,750.00	96,092							

TOTAL OB/XF

11,716

REVIEW DATE

03/26/2020

BY

KWA

Total Acres: 1.19

Total Land Value: 96,092

Market: 0

Agricultural: 0

Common: 96,092

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