

LOT 1
IN OR 873/1203
GENERAL T J STONEWALL JACKSON

CHUNN SHARON A
96277 GLENWOOD RD
YULEE, FL 32097

2025

50-3N-28-528E-0001-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structure	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	06	CUST PANEL 60
Interior Wall	05	DRYWALL 40
Interior Floor	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		2. 100
Units		0 100
Occupancy	00	NONE 100

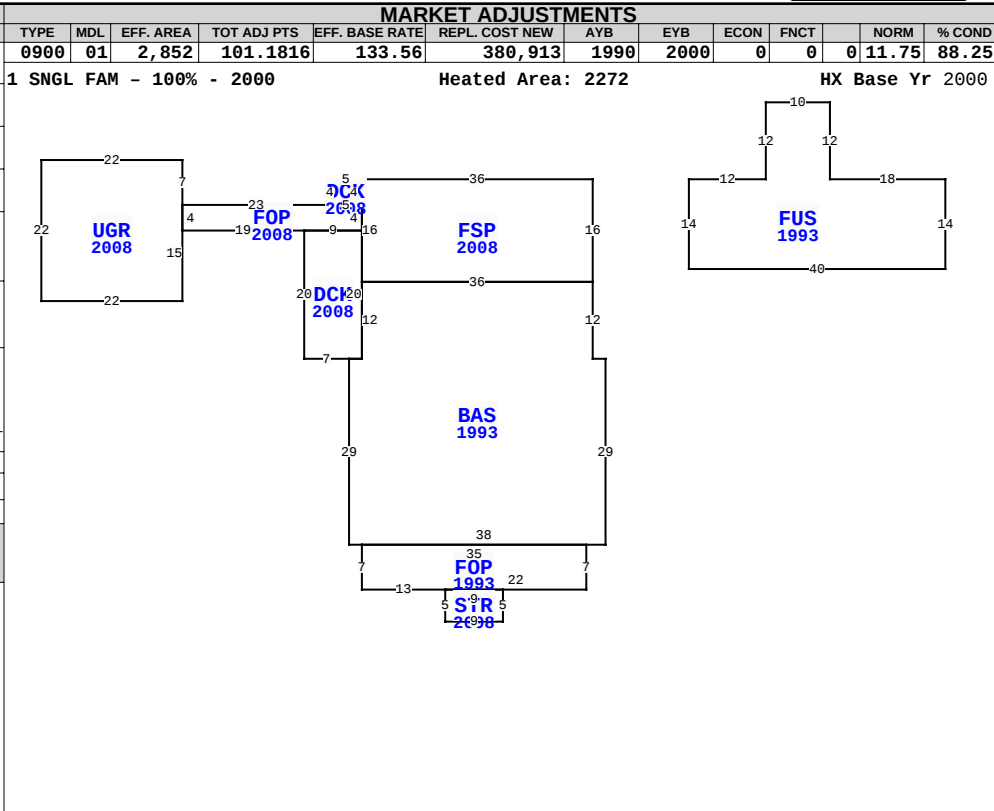
Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4029.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,592	100	1993	1,592	187,644
DCK	20	10	2008	2	236
DCK	180	10	2008	18	2,122
FOP	245	30	1993	74	8,722
FOP	112	30	2008	34	4,007
FSP	576	40	2008	230	27,110
FUS	680	100	1993	680	80,150
STR	45	10	2008	4	471
UGR	484	45	2008	218	25,695

TOTALS	3,934			2,852	336,156
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0681	POLE SHED	0	100	10	20	200.00	SF	9.15
2	0940	SHEDS/PORT	0	100	14	20	280.00	SF	20.10
3	0810	CONCRETE A	0	100	0	0	232.00	SF	6.50
4	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
5	0300	BOAT DCK W	0	100	0	0	414.00	SF	40.00
6	0920	CWALL-WD/M	0	100	0	0	135.00	LF	390.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000116	C	RES MARSH	100	0008	RSF-1	0.00	0.00	1.25
2	009620	C	MARSH	0		RSF-1	0.00	0.00	0.55



BLD DATE	03/03/2023	NW	LGL DATE	
XF DATE			LAND DATE	06/21/2023
INC DATE			AG DATE	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	0681	POLE SHED	0	100	10	20	200.00	SF	9.15	9.15	100	1989	1989	3	20	366	
2	0940	SHEDS/PORT	0	100	14	20	280.00	SF	20.10	20.10	100	1989	1989	3	20	1,126	
3	0810	CONCRETE A	0	100	0	0	232.00	SF	6.50	6.50	100	1990	1990	3	57	860	
4	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1996	1996	3	77	2,695	
5	0300	BOAT DCK W	0	100	0	0	414.00	SF	40.00	40.00	100	2000	2000	3	27	4,471	
6	0920	CWALL-WD/M	0	100	0	0	135.00	LF	390.00	390.00	100	2002	2002	3	20	10,530	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000116	C	RES MARSH	100	0008	RSF-1	0.00	0.00	1.25
2	009620	C	MARSH	0		RSF-1	0.00	0.00	0.55

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					336,156				
TOTAL MARKET OB/XF VALUE					20,048				
TOTAL LAND VALUE - MARKET					100,055				
TOTAL MARKET VALUE					456,259				
SOH/AGL Deduction					211,455				
ASSESSED VALUE					244,804				
TOTAL EXEMPTION VALUE					55,722				
BASE TAXABLE VALUE					189,082				
TOTAL JUST VALUE					456,259				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					442,103				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
5942	NEW CONSTR	79,730	08/23/1989
03124	H/AC	4,000	08/23/1989
3628	NEW CONSTR	4,000	08/23/1989
6153	NEW CONSTR	2,500	08/23/1989

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1984/1494	5/26/2015	QC	U	I	11	100	
GRANTOR:MCRAE DEBORAH ET AL							
GRANTEE:MONEYHAN ROBERT E &							
0873/1203	3/09/1999	WD	Q	I		105,200	
GRANTOR:SIKES JAMES L & DEBOR							
GRANTEE:CHUNN RUSSELL D & S							

BUILDING NOTES									
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BUILDING DIMENSIONS									
FSP=[YR=2008] W36 DCK=[YR=2008] W5 S4 FOP=[YR=2008] W23									
UGR=[YR=2008] N7 W22 S22 E22 N15\$ S4 E19 DCK=[YR=2008] S20 E7									
BAS=[YR=1993] S29 E2 FOP=[YR=1993] S7 E13 STR=[YR=2008] S5 E9									
N5 W9\$ E22 N7 W35\$ E38 N29 W2 N12 W36 S12 W2 \$ E2 N20 W9\$ E9									
N4 W5\$ E5 N4\$ S16 E36 N16 \$ PTR= E15 FUS=[YR=1993] E12 N12E10									
S12 E18 S14 W40 N14 \$ W15 \$.									