

ANZENGRUBER KARL MARTIN
86032 JORDAN CT
YULEE, FL 32097

04-1N-25-2760-0018-0010

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall Roof Structur03

VINYL 100 GABLE/HIP 100

Roof Cover Interior Wall Interior Floo Interior Floo Air Condition Heating TypeBedrooms Bathrooms FrameStories Units BUD8 Adjustme OccupancyQualityDOR CODEMAP NUMNEIGHBORHOOD/LOC

030514080304
02

1.
06
00

02
0100
MKT AREA
8006.00

4 100
2 100
WOOD FRAME 100
1. 100
0 100
DIST 1D 100
NONE 100
02 Quality Level 02
SINGLE FAMILY

TOTALS

2,496
1,890
220,343

EXTRA FEATURES

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 0504 FP-ELECTRI 0 0 0 0 1.00 UT 2,000.00 2,000.00 100 1978 1978 3 38 760

LAND DESCRIPTION

L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T DPTH 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 0 00006 OR 0.00 0.00 1.15 AC 1.00 1.00 1.00 50,000.00 50,000.00 57,500

REVIEW DATE 01/01/2023 BY CD

Total Acres: 1.15 Total Land Value: 57,500 Market: 0 Agricultural: 0 Common: 57,500 PRINTED 07/09/2026 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYECONFNCTNORM% COND

0900011,890103.5500143.93272,028197819780019.0081.00

1 SNGL FAM 0% - 2024Heated Area: 1496HX Base Yr

FSP 1993

BAS 1993

FGR 1993

UCP 2007

BLD DATEXF DATEINC DATELGL DELAND DATEAG DATE

05/06/2026MLU

SUBAREA MARKET VALUETOTALS

174,40828,2139,3268,394

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 6Tax Dist:

BUILDING MARKET VALUE220,343TOTAL MARKET OB/XF VALUE760TOTAL LAND VALUE - MARKET57,500TOTAL MARKET VALUE278,603SOH/AGL Deduction0ASSESSED VALUE278,603TOTAL EXEMPTION VALUE0BASE TAXABLE VALUE278,603TOTAL JUST VALUE278,603NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE261,062

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / V I / RSNCDSALE PRICE

2115/08704/17/2017WDQI02144,900

GRANTOR:MCKENDREE MARY LOUGRANTEE: ANZENGRUBER KARL MA1379/06481/05/2006WDQI0111,800GRANTOR:MCKENDREE JAMES B SRGRANTEE:MCKENDREE RANDALL D

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993;ORIG=0,0] W1 W65 S28 E44 N16 E22 N12 \$
FGR=[YR=1993;ORIG=-22,28] S4 E22 N20 W22 S16 \$
UCP=[YR=2007;ORIG=0,32] E15 N24 W15 S24 \$
FSP=[YR=1993;ORIG=-1,0] N10 W20 S10 E20 \$