

RIEGE RAPHAEL M & REBA M
75062 NASSAU STATION WAY
YULEE, FL 32097

08-2N-27-0215-0026-0000

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

11

CLAY TILE 70

Interior Floo

14

CARPET 30

Air Condition

03

CENTRAL 100

Heating Type

04

AIR DUCTED 100

Bedrooms

4 100

Bathrooms

2 100

Frame

02

WOOD FRAME 100

Stories

1.

1. 100

Units

0

0 100

Occupancy

00

NONE 100

Quality

03

Quality Level 03

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

04

NEIGHBORHOOD/LOC

4093.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,705

100

2021

1,705

205,814

FGR

400

55

2021

220

26,557

FOP

120

30

2021

36

4,346

PTO

70

5

2021

4

483

TOTALS

2,295

1,965

237,199

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

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

REVIEW DATE

01/01/2023

BY

CD

Total Acres: 0.00

Total Land Value: 50,000

Market: 0

Agricultural: 0

Common: 50,000

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0100

01

1,965

116.7180

122.55

240,811

2021

2021

0

0

1.50

98.50

1 SINGLE FAM

100% - 2024

Heated Area: 1705

HX Base Yr 2024

PTO

2021

BAS

2021

FGR

2021

FOP

2021

BLD DATE

03/29/2022

NW

LGL DATE

04/09/2026

MLU

XF DATE

INC DATE

75062 NASSAU STATION WAY, YULEE

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY

STANDARD

Tax Group: 4

Tax Dist:

BUILDING MARKET VALUE

237,199

TOTAL MARKET OB/XF VALUE

0

TOTAL LAND VALUE - MARKET

50,000

TOTAL MARKET VALUE

287,199

SOH/AGL Deduction

1,523

ASSESSED VALUE

285,676

TOTAL EXEMPTION VALUE

HX HB

51,411

BASE TAXABLE VALUE

234,265

TOTAL JUST VALUE

287,199

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

280,598

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

2493/1012

8/31/2021

SW Q

I

01

293,500

GRANTOR:D R HORTON INC-JACKSO

GRANTEE:RIEGE RAPHAEL M & R

2433/1584

2/11/2021

WD Q

V

05

960,000

GRANTOR:PATRIOT RIDGE LLP

GRANTEE:D R HORTON INC-JACK

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2021] W29 PTO=[YR=2021] N7 W10 S7 E10\$ W10 S55 E5
FOP=[YR=2021] S5 E16 N5 FGR=[YR=2021] E18 N20 W20 S20 E2\$ W2
N8 W5 S8 W9\$ E9 N8 E5 N12 E20 N35\$.