LOT 121
TRIBUTARY PHASE 1A UNIT 1 OR 266
COVTS & RESTS IN OR 2675/300

WEEKLEY HOMES LLC
1111 NORTH POST OAK RD
HOUSTON, TX 77055

2026

10-2N-26-2010-0121-0000

BUILDING CHARACTERISTICS

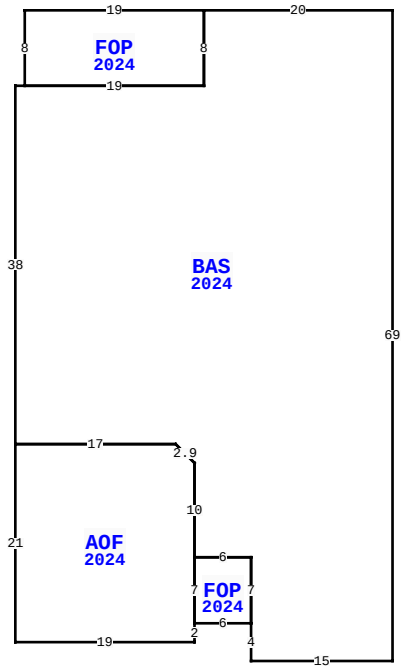
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5020.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	397	110	2024	437	47,995
BAS	2,099	100	2024	2,099	230,530
FOP	42	30	2024	13	1,428
FOP	152	30	2024	46	5,052
TOTALS	2,690			2,595	285,004

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,595	105.1200	110.38	286,436	2023	2023	0	0	0	0.50	99.50

1 SINGLE FAM 0% - 2024 Heated Area: 2496 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/10/2026 MLU
INC DATE		AG DATE	

75768 LILY POND CT, YULEE

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	285,004
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	67,000
TOTAL MARKET VALUE	352,004
SOH/AGL Deduction	0
ASSESSED VALUE	352,004
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	352,004
TOTAL JUST VALUE	352,004
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	352,736

MODEL + SALES OFFICE FOR DAVID WEEKLY HOMES. OFFIC
HTD 2101/ FGR 410/ FOP 205_ MODEL_ CARTESIAN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C24-0091	CO'D		01/04/2024
B23-13639	SFR	380,969	10/24/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2675/308	10/19/2023	SW	Q	V	05	370,000

GRANTOR: THREE RIVERS DEVELOPE
GRANTEE: WEEKLEY HOMES LLC

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=80,0] W20 S8 W19 W1 S38 E17 D2R2 S10 E6 S7 S4 E15 N69 $
FOP=[YR=2024;ORIG=60,8] W19 N8 E19 S8 $
FOP=[YR=2024;ORIG=59,58] E6 S7 W6 N7 $
AOF=[YR=2024;ORIG=59,67] N2 N7 N10 U2L2 W17 S21 E19 $
.

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

TOTAL OB/XF 0

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	000134	C	RES POND	0	0003	PUD	54.00	109.00	1.00	LT		1.00	1.00	1.00	67,000.00	67,000.00	67,000							

REVIEW DATE 01/31/2024 BY KW Total Acres: 0.00 Total Land Value: 67,000 Market: 0 Agricultural: 0 Common: 67,000 PRINTED 07/09/2026 BY SYS