

LOT 487
TRIBUTARY PHASE 1A UNIT 6
OR 2504/1849

NETHERLAND TYLER E & CRYSTAL
75309 CHARMER ALLEY
YULEE, FL 32097

2026

10-2N-26-2010-0487-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	HARDIE BRD 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 70			
Interior Floor	11	CLAY TILE 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		2.5 100			
Frame	02	WOOD FRAME 100			
Stories	2.	2. 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
BAS	797	100	2024	797	93,758
FGR	403	55	2024	222	26,116
FOP	48	30	2024	14	1,647
FOP	54	30	2024	16	1,883
FUS	1,158	100	2024	1,158	136,225
STR	56	10	2024	6	705
TOTALS	2,516			2,213	260,335

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,213	112.6020	118.23	261,643	2023	2023	0	0	0.50	99.50
1 SINGLE FAM 0% - 2024											
Heated Area: 1955											
HX Base Yr											
30 21 4 16 14 40 14 16 14 14 4 14 2024 STR 2024 2024 FUS 2024 20 21 19 12 9 9 9 9 9 2 40 17 4 8 2 8 6 6 2024 FOP 2024 2024 FGR 2024 2024 BAS 2024 6 6 9 2024 FOP 2024											
BLD DATE						LGL DATE					
XF DATE						LAND DATE					
						04/10/2026					
						MLU					