LOT 133
TIMBER CREEK PLANTATION #1
PB 6/394

SCHERRILLS THERESE M & RICK L
76170 LONG LEAF LOOP
YULEE, FL 32097

2026

11-2N-26-2050-0133-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

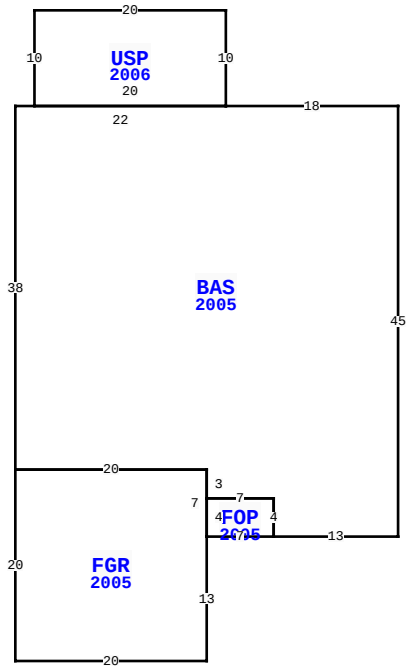
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,632	100	2005	1,632	174,420
FGR	400	55	2005	220	23,513
FOP	28	30	2005	8	855
USP	200	30	2006	60	6,413
TOTALS	2,260			1,920	205,200

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,920	113.0920	118.75	228,000	2005	2005	0	0	0	10.00	90.00

1 SINGLE FAM 100% - 2025 Heated Area: 1632 HX Base Yr 2025



76170 LONG LEAF LOOP, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		205,200
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		54,000
TOTAL MARKET VALUE		259,200
SOH/AGL Deduction		0
ASSESSED VALUE		259,200
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		207,789
TOTAL JUST VALUE		259,200
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		254,410

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18007786	REPAIR/RRF	9,000	09/01/2018
B13862	NEW CONSTR	0	12/01/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2700/555	3/15/2024	WD	Q	I	02	315,000
GRANTOR: RUTLEDGE RANDALL						
GRANTEE: SCHERRILLS THERESE						
2305/1154	9/06/2019	WD	Q	I	01	170,000
GRANTOR: PATEL PARBHUBHAI N						
GRANTEE: RUTLEDGE RANDALL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W18 USP=[YR=2006] N10 W20 S10 E20$ W22 S38
FGR=[YR=2005] S20 E20 N13 FOP=[YR=2005] E7 N4 W7 S4$ N7 W20$
E20 S3 E7 S4 E13 N45$.

EXTRA FEATURES

LN	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

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	54,000.00	54,000.00	54,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 54,000 Market: 0 Agricultural: 0 Common: 54,000 PRINTED 07/09/2026 BY SYS