

BOWEN MAEGAN E & JUSTIN WILLIAM
65474 CRESTED HERON CT
YULEE, FL 32097

13-2N-26-1832-0297-0000

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	08	SHT VINYL 60							
Interior Floo	14	CARPET 40							
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					05	
NEIGHBORHOOD/LOC		5009.00							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE				
BAS	1,856	100	2021	1,856	205,046				
FGR	420	55	2021	231	25,520				
FOP	10	30	2021	3	331				
PTO	70	5	2021	4	442				
TOTALS		2,356			2,094	231,340			

65474 CRESTED HERON CT, YULEE									
BLD DATE				LGL DATE		04/09/2026		MLU	
XF DATE				LAND DATE					
INC DATE				AG DATE					

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,094	106.8200	112.16	234,863	2021	2021		0	0	1.50	98.50
1 SINGLE FAM 100% - 2022												
Heated Area: 1856												
HX Base Yr 2022												