

THOMAS AARON & LARA BROCK/BROCK LARA
87377 RADDIN ROAD
YULEE, FL 32097

37-3N-27-0050-0002-0010

BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY													
ELEMENT		CD	CONSTRUCTION			TYP	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY										
Exterior Wall		20	FACE BRICK 100			0500	01	5,540	107.7300	178.83	990,718	2005	2005		0		0	15.00	85.00	VALUATION BY					STANDARD				
Roof Structure		03	GABLE/HIP 100			1 SFR CUST 100% - 2018														Heated Area: 4677 HX Base Yr 2018									
Roof Cover		05	COMP SHNGL 100																	BUILDING MARKET VALUE					842,110				
Interior Wall		03	DRYWALL 100																	TOTAL MARKET OB/XF VALUE					60,665				
Interior Floor		12	HARDWOOD 70																	TOTAL LAND VALUE - MARKET					308,700				
Interior Floor		11	CLAY TILE 30																	TOTAL MARKET VALUE					1,211,475				
Air Condition		03	CENTRAL 100																	SOH/AGL Deduction					534,032				
Heating Type		04	AIR DUCTED 100																	ASSESSED VALUE					677,443				
Bedrooms			4 100																	TOTAL EXEMPTION VALUE					HX HB 51,411				
Bathrooms			4 100																	BASE TAXABLE VALUE					626,032				
Frame		02	WOOD FRAME 100																	TOTAL JUST VALUE					1,211,475				
Stories		2.	2. 100																	NCON VALUE					0				
Units		00	0 100			INCOME VALUE																							
Occupancy		00	NONE 100			PREVIOUS YEAR MKT VALUE					1,036,885																		
Quality		03	Quality Level 03																										
DOR CODE		0100	SINGLE FAMILY																										
MAP NUM			MKT AREA													04													
NEIGHBORHOOD/LOC		4031.00																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAS	3,499	100	2005	3,499	531,867																								
FGR	866	55	2005	476	72,355																								
FOP	582	30	2005	175	26,601																								
FOP	682	30	2005	205	31,161																								
FUS	1,178	100	2005	1,178	179,063																								
STR	68	10	2026	7	1,064																								
TOTALS		6,875			5,540	842,110																							
EXTRA FEATURES						87377 RADDIN RD, YULEE																							