LOT 19
IN OR 1534/1437
CONSERV ESMT PT OR 1299/53

KRAUT KARL W & ANNE M
12219 POPES HEAD RD
FAIRFAX, VA 22030

2026

37-3N-27-0134-0019-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

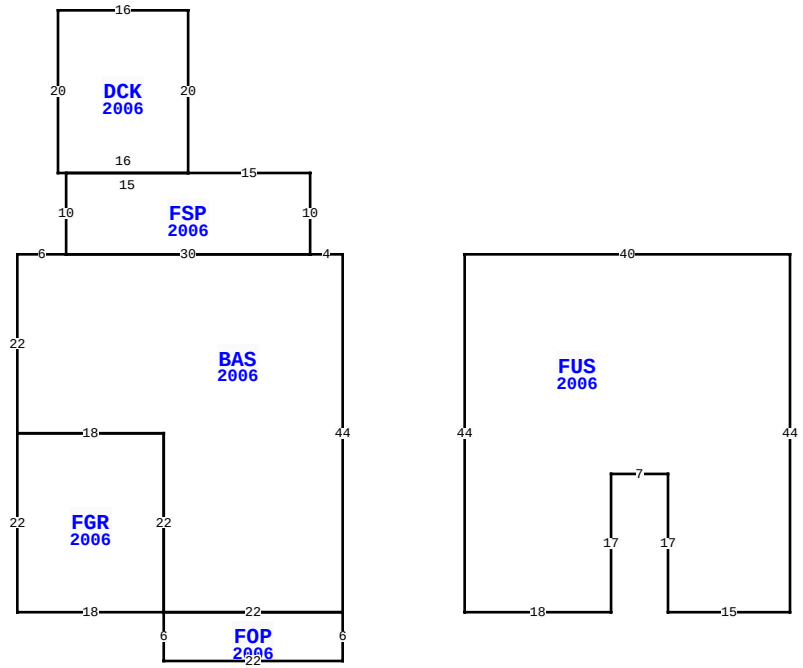
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 50
Exterior Wall	17	CB STUCCO 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4055.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,364	100	2006	1,364	129,380
DCK	320	10	2006	32	3,035
FGR	396	55	2006	218	20,678
FOP	132	30	2006	40	3,794
FSP	300	40	2006	120	11,382
FUS	1,641	100	2006	1,641	155,654
TOTALS	4,153			3,415	323,923

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,415	99.8200	104.81	357,926	2006	2006	0	0	0	9.50	90.50

1 SINGLE FAM 0% - 0 Heated Area: 3005 HX Base Yr



BLD DATE	04/04/2023 NW	LGL DATE	
XF DATE		LAND DATE	04/08/2026 MLU
INC DATE		AG DATE	

87113 KIPLING DR, YULEE

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	323,923
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	65,000
TOTAL MARKET VALUE	388,923
SOH/AGL Deduction	26,408
ASSESSED VALUE	362,515
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	362,515
TOTAL JUST VALUE	388,923
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	391,864

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20005184	ROOF	7,000	07/08/2020
B0617194	SCRN RM	3,000	01/01/2006
C0515859	CO ISSUED	0	10/01/2005
B0515859	NEW CONSTR	0	10/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1534/1437	11/07/2007	WD	Q	I		257,500
GRANTOR: NELSON GEORGE A & CHA						
GRANTEE: KRAUT KARL W & ANNE						
1416/0776	6/01/2006	WD	Q	I		258,000
GRANTOR: MARONDA HOMES INC						
GRANTEE: NELSON GEORGE A & C						

BUILDING NOTES

BUILDING DIMENSIONS

FUS=[YR=2006;ORIG=15,0] E40 S44 W15 N17 W7 S17 W18 N44 $
BAS=[YR=2006;ORIG=0,0] W4 W30 W6 S22 E18 S22 E22 N44 $
FGR=[YR=2006;ORIG=-40,22] S22 E18 N22 W18 $
DCK=[YR=2006;ORIG=-19,-10] N20 W16 S20 E16 $
FSP=[YR=2006;ORIG=-4,-0] N10 W15 W15 S10 E30 $
FOP=[YR=2006;ORIG=-22,44] S6 E22 N6 W22 $
PTR=[ORIG=0,0] E15 W15 $
.

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	000100	C	RES	0	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 07/09/2026 BY SYS