

**JOHNSTON AMY & ALEXANDER**  
97190 YORKSHIRE DR  
YULEE, FL 32097

**37-3N-27-0136-0017-0000**

BUILDING CHARACTERISTICS

CONSTRUCTION

ELEMENT

CD

Exterior Wall  
Roof Structur

3103

HARDIE BRD 100  
GABLE/HIP 100

Roof Cover  
Roof Cover

0312

COMP SHNGL 90  
MODULAR MT 10

Interior Wall  
Interior Floo

0513

DRYWALL 100  
LVT/LAMNT 70

Interior Floo  
Air Condition

1403

CARPET 30  
CENTRAL 100

Heating Type  
Bedrooms  
Bathrooms

04

AIR DUCTED 100  
4 100  
3.5 100

Frame  
Stories  
Units

021.

WOOD FRAME 100  
1. 100  
1 100

Quality

01

Quality Level 01

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

04

NEIGHBORHOOD/LOC

4062.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,574

100

2024

1,574

205,351

FGR

380

55

2024

209

27,267

FOP

96

30

2024

29

3,783

FOP

110

30

2024

33

4,305

FUS

998

100

2024

998

130,204

STR

84

10

2024

8

1,044

TOTALS

3,242

2,851

371,954

EXTRA FEATURES

97190 YORKSHIRE DR, YULEE

L N

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

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

REVIEW DATE

01/12/2024

BY

KBA

Total Acres: 0.00

Total Land Value:

75,000

Market:

0

Agricultural:

0

Common:

75,000

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0900

01

2,851

94.3290

131.12

373,823

2023

2023

0

0

0.50

99.50

1 SNGL FAM

100% - 2024

Heated Area: 2572

HX Base Yr 2024

STR 2024

FUS 2024

BAS 2024

FOP 2024

FGR 2024

FOP 2024

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

04/08/2026

MLU

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY

Tax Group: 4

Tax Dist:

STANDARD

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

371,954

0

75,000

446,954

264,218

182,736

51,411

131,325

446,954

0

435,490

PERMIT NUM

DESCRIPTION

AMT

ISSUED

230013581

CO ISSUED

10/24/2023

23001077

NEW CONSTR

452,557

01/25/2023

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

2677/1252

10/26/2023

WD Q

I

01

495,000

GRANTOR: BRE SUB I

GRANTEE: JOHNSTON AMY & ALEX

2576/0724

6/24/2022

QC U V

11

100

GRANTOR: TRIUMPH REAL ESTATE G

GRANTEE: BRE SUB I

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=100,18] W12 N8 W28 S48 E15 N2 E5 N10 E20 N28 \$  
FUS=[YR=2024;ORIG=50,10] W40 S8 E6 S4 E9 S4 W15 S10 E3 S2 E9 N2 E16 S2 E12 N28 \$  
FGR=[YR=2024;ORIG=100,46] W20 S19 E20 N19 \$  
FOP=[YR=2024;ORIG=60,58] E15 N2 E5 S7 W20 N5 \$  
FOP=[YR=2024;ORIG=88,10] E12 S8 W12 N8 \$  
STR=[YR=2024;ORIG=10,18] E6 S4 E9 S4 W15 N8 \$  
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