

**RABY JENNIFER CRUMBLEY**  
96134 TIDAL BAY CT  
YULEE, FL 32097

**37-3N-28-0740-0116-0000**

BUILDING CHARACTERISTICS

ELEMENTCD05 AVERAGE 90  
Exterior Wall21 STONE 10  
Roof Structur03 GABLE/HIP 100  
Roof Cover03 COMP SHNGL 100  
Interior Wall05 DRYWALL 100  
Interior Floo14 CARPET 70  
Interior Floo08 SHT VINYL 30  
Air Condition03 CENTRAL 100  
Heating Type04 AIR DUCTED 100  
Bedrooms3 100  
Bathrooms2 100  
  
Frame02 WOOD FRAME 100  
Stories1. 1. 100  
Units0 100  
Occupancy00 NONE 100  
  
Quality03 Quality Level 03  
DOR CODE0100 SINGLE FAMILY  
MAP NUMMKT AREA04  
NEIGHBORHOOD/LOC4038.00  

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|------|--------------|----------------------|
| BAS       | 1,213            | 100         | 2006 | 1,213        | 132,426              |
| FGR       | 399              | 55          | 2006 | 219          | 23,908               |
| FOP       | 8                | 30          | 2006 | 2            | 219                  |
| PTO       | 100              | 5           | 2006 | 5            | 546                  |
| PTO       | 228              | 5           | 2007 | 11           | 1,201                |

  

|        |       |  |  |       |         |
|--------|-------|--|--|-------|---------|
| TOTALS | 1,948 |  |  | 1,450 | 158,300 |
|--------|-------|--|--|-------|---------|

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND0100011,450114.6080120.34174,49320062006009.2890.72

HEATED AREA: 1213HX Base Yr 2019

The floor plan shows a main rectangular area divided into several sections. At the top are two small rooms labeled PTO 2007 (width 8) and PTO 2006 (width 10). Below them is a large central area labeled BAS 2006 (width 30). To the right of the BAS area is another section labeled FGR 2006 (width 19). Dimensions around the perimeter include 24 at the top, 17 on the right side, 19 at the bottom, and 11 on the left side.

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 4Tax Dist:

BUILDING MARKET VALUE158,300TOTAL MARKET OB/XF VALUE0TOTAL LAND VALUE - MARKET65,000TOTAL MARKET VALUE223,300SOH/AGL Deduction68,628ASSESSED VALUE154,672TOTAL EXEMPTION VALUEHX HB51,411BASE TAXABLE VALUE103,261TOTAL JUST VALUE223,300NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE232,425

PERMIT NUMDESCRIPTIONAMTISSUEDR2105556ROOF9,91205/03/2021M0611649H/AC006/01/2006C17725CO ISSUED94,49405/01/2006E17370NEW CONSTR2,00005/01/2006P11094NEW CONSTR005/01/2006R09278REPAIR/RRF3,00005/01/2006

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / V I RSN CD SALE PRICE2403/020010/05/2020QC U I 11100

GRANTOR: RABY JASON ANTHONYGRANTEE: RABY JENNIFER CRUMB2200/13785/31/2018WD Q I 01165,000GRANTOR: CRUMBLEY WILLIAM J &GRANTEE: RABY JENNIFER C

BUILDING NOTES

BUILDING DIMENSIONS

FGR=[YR=2006] N21 FOP=[YR=2006] N4 BAS=[YR=2006] N25PTO=[YR=2007] E4N17W24 S13E8 PTO=[YR=2006] E10N10W10S10\$N10E10S10E2S4\$N4 W30 S54 E11 N21 E17 N4 E2\$W2S4E2\$W19 S21 E19\$.

LAND DESCRIPTION

LUSE CLSLAND USE CAPRLCCFRONTDEPTHTOT LND UNITUNITDTDPHTFACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRESC100PUDD0.000.001.00LT1.001.001.0065,000.0065,000.0065,000

REVIEW DATE01/01/2023BYCDTotal Acres: 0.00Total Land Value: 65,000Market: 0Agricultural: 0Common: 65,000PRINTED 07/09/2026 BY SYS