LOT 210
IN OR 1997/358
HERON ISLES PHASE 1 REPLAT

LITTLE TOMMY E L/E/
96062 STONEY GLEN CT
YULEE, FL 32097

2026

37-3N-28-0740-0210-0000

BUILDING CHARACTERISTICS

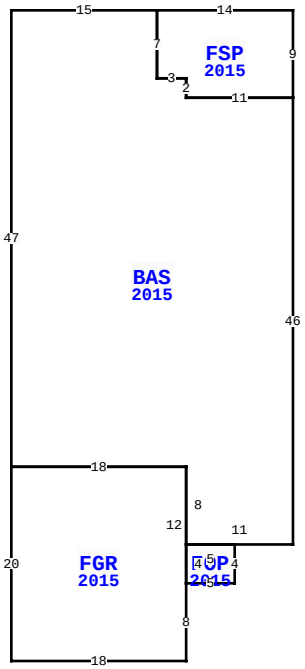
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 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	4038.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,331	100	2015	1,331	164,863
FGR	360	55	2015	198	24,525
FOP	20	30	2015	6	743
FSP	120	40	2015	48	5,946
TOTALS	1,831			1,583	196,076

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,583	123.5220	129.70	205,315	2015	2015	0	0	0	4.50	95.50

1 SINGLE FAM 100% - 2016 Heated Area: 1331 HX Base Yr 2016



96062 STONEY GLEN CT, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		196,076
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		65,000
TOTAL MARKET VALUE		261,076
SOH/AGL Deduction		142,128
ASSESSED VALUE		118,948
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		67,537
TOTAL JUST VALUE		261,076
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		267,161

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1530304	CO ISSUED	0	08/12/2015
B1530304	NEW CONSTR	169,726	04/01/2015

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1997/0358	8/10/2015	QC	U	V	11	100
GRANTOR: FORMOSO GISELA L & TO						
GRANTEE: FORMOSO GISELA L ET						
1997/0226	8/10/2015	QC	U	V	11	100
GRANTOR: FORMOSO GISELA L & TO						
GRANTEE: LITTLE TOMMY E						

BUILDING NOTES

BUILDING DIMENSIONS

FSP=[YR=2015] W14 BAS=[YR=2015] W15 S47 FGR=[YR=2015] S20 E18 N8 FOP=[YR=2015] E5 N4 W5 S4$ N12 W18$ E18 S8 E11 N46 W11 N2 W3 N7$ S7 E3 S2 E11 N9$.

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	100		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