LOT 33
LOFTON OAKS @ YULEE HOME
PARKS #1 PB 5/323-325

TAYLOR WYATT DWAYNE & MADISON NICOLE
86093 SANTA BARBARA STREET
YULEE, FL 32097

2026

38-2N-27-1270-0033-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

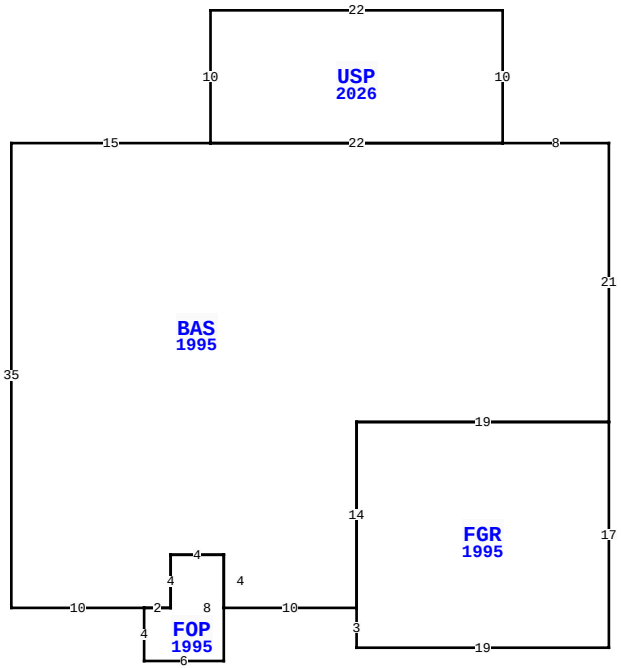
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4046.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,293	100	1995	1,293	136,848
FGR	323	55	1995	178	18,839
FOP	40	30	1995	12	1,270
USP	220	30	2026	66	6,985
TOTALS	1,876			1,549	163,943

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,549	118.2384	124.15	192,308	1995	1995	0	0	0	14.75	85.25

1 SINGLE FAM 100% - 2022 Heated Area: 1293 HX Base Yr 2022



86093 SANTA BARBARA ST, YULEE

BLD DATE	05/10/2022 NW	LGL DATE	
XF DATE		LAND DATE	04/07/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		163,943
TOTAL MARKET OB/XF VALUE		2,590
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		226,533
SOH/AGL Deduction		37,126
ASSESSED VALUE		189,407
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		137,996
TOTAL JUST VALUE		226,533
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		214,208

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R13119	RE-ROOF	4,000	09/03/2012
95-01649	NEW CONSTR	74,750	02/01/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2849/1861	2/19/2026	WD	Q	I	01	300,000
GRANTOR: CLEMENTS TYLER J						
GRANTEE: TAYLOR WYATT DWAYNE						
2525/1764	12/30/2021	WD	U	I	30	222,000
GRANTOR: CLEMENTS KENNETH W &						
GRANTEE: CLEMENTS TYLER J &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995;ORIG=0,0] W8 W22 W15 S35 E10 E2 N4 E4 S4 E10 N14 E19 N21 $
FGR=[YR=1995;ORIG=-19,35] S3 E19 N17 W19 S14 $
USP=[YR=2026;ORIG=-8,-0] N10 W22 S10 E22 $
FOP=[YR=1995;ORIG=-35,35] S4 E6 N8 W4 S4 W2 $
.

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
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1995	1995	3	74	2,590	

LAND DESCRIPTION

TOTAL OB/XF 2,590

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	000134	C	RES POND	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 07/09/2026 BY SYS