

LOT 63
LOFTON OAKS @ YULEE HOME
PARKS #1 PB 5/323-325

FLEMING WILLIAM B
86002 CHAZZ PL
YULEE, FL 32097

2026

38-2N-27-1270-0063-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 90			
Interior Floor	08	SHT VINYL 10			
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	1,359	100	1995	1,359	142,015
FGR	361	55	1995	199	20,795
FOP	20	30	1995	6	627
PTO	144	5	1995	7	731
TOTALS	1,884			1,571	164,168

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,571	116.7390	122.58	192,573	1995	1995	0	0	0	14.75	85.25

1 SINGLE FAM 100% - 2023 Heated Area: 1359 HX Base Yr 2023

The floor plan diagram illustrates a building layout with several rooms and corridors. The rooms are labeled with blue text: PTO 1995 (top center), BAS 1995 (middle right), FGR 1995 (bottom left), and FOP 1995 (bottom center). The dimensions of the rooms and corridors are indicated by numbers along the lines. The overall layout is rectangular with a complex internal structure. The dimensions are as follows: 12 (top horizontal), 9 (top right vertical), 3 (top right horizontal), 12 (top right vertical), 3 (top right horizontal), 31 (top left horizontal), 21 (left vertical), 19 (middle left horizontal), 10 (middle left vertical), 15 (bottom left vertical), 4 (bottom left horizontal), 5 (bottom center vertical), 4 (bottom center horizontal), 10 (bottom center horizontal), 4 (bottom center vertical), 11 (bottom right horizontal), 40 (right vertical), 19 (middle right vertical).

BLD DATE	05/10/2022	NW	LGL DATE	
----------	------------	----	----------	--