

MCBURNEY CATHERINE REV TRUST/MCBURNEY CATHERINE A
86609 RIVERWOOD DR
YULEE, FL 32097

38-2N-27-1332-0086-0000

NASSAU COUNTY PROPERTY					PAGE 1 of 1		4	
VALUATION SUMMARY								
VALUATION BY				STANDARD				
Tax Group: 4				Tax Dist:				
BUILDING MARKET VALUE				227, 193				
TOTAL MARKET OB/XF VALUE				0				
TOTAL LAND VALUE - MARKET				65, 000				
TOTAL MARKET VALUE				292, 193				
SOH/AGL Deduction				105, 863				
ASSESSED VALUE				186, 330				
TOTAL EXEMPTION VALUE				HX HB		51, 411		
BASE TAXABLE VALUE				134, 919				
TOTAL JUST VALUE				292, 193				
NCON VALUE				0				
INCOME VALUE								
PREVIOUS YEAR MKT VALUE				294, 294				
PERMIT NUM		DESCRIPTION		AMT		ISSUED		
B24572		XF0B		1, 169		04/01/2011		
B0209883		NEW CONSTR		110, 000		06/01/2002		
SALES DATA								
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE
2133/0695		6/21/2017		WD	Q	I	01	206, 000
GRANTOR: NELSEN DON K & LISA A								
GRANTEE: CATHERINE MCBURNEY								
1885/1871		10/21/2013		WD	Q	I	02	166, 000
GRANTOR: KOSCIULEK SUSAN J & R								
GRANTEE: NELSEN DON K & LISA								
BUILDING NOTES								
BUILDING DIMENSIONS								
BAS=[YR=2002] W13 USP=[YR=2011] W13 S11 E13 N11 \$ S11 W36								
S20 FGR=[YR=2002] S23 E21 N23 W21 \$ E21 S17 E8 FOP=[YR=2002]								
S2 E9 N2 W2 N3 W5 S3 W2 \$ E2 N3 E5 S3 E13 N48 \$.								