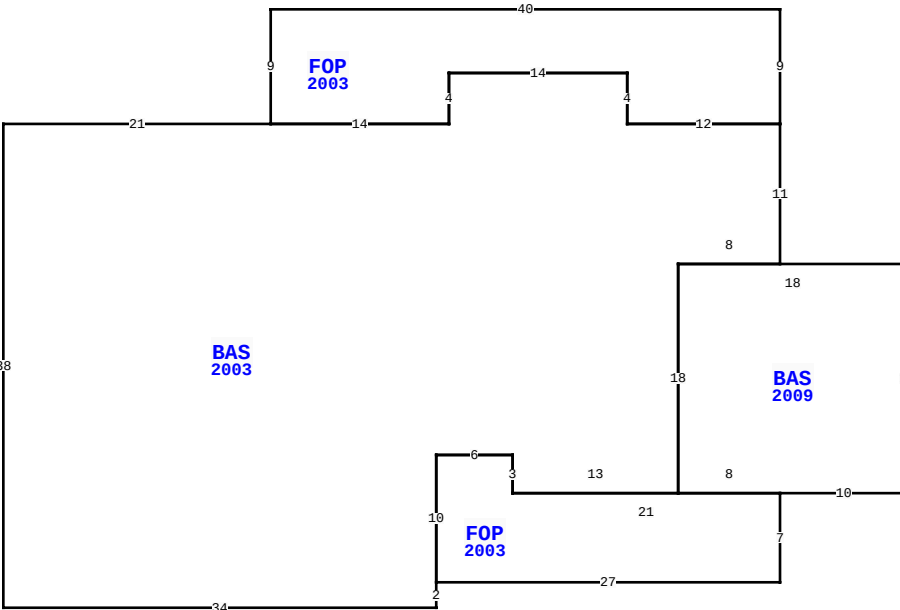


HAMBRICK EMILY B/HAMBRICK ETHAN J ET AL
85257 HARTS RD
YULEE, FL 32097

2026

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY												
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 2												
ELEMENT		CD	20 FACE BRICK 100 03 GABLE/HIP 100 03 COMP SHNGL 100 05 DRYWALL 100 14 CARPET 50 15 HARDTILE 50 03 CENTRAL 100 04 AIR DUCTED 100 3 100 2 100 02 WOOD FRAME 100 1. 1. 100 0 100 00 NONE 100							TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION BY		STANDARD								
Exterior Wall		03								0900	01	2,446	100.1070	139.15	340,361	2003	2003	0	0	0	16.50	83.50	Tax Group: 4		Tax Dist:							
Roof Structur		03								1 SNGL FAM 50% - 2019										Heated Area: 2293 HX Base Yr 2019												
Roof Cover		03																														
Interior Wall		05																														
Interior Floo		14																														
Interior Floo		15																														
Air Condition		03																														
Heating Type		04																														
Bedrooms																																
Bathrooms																																
Frame		02																														
Stories		1.																														
Units		0																														
Occupancy		00																														
Quality		01	Quality Level 01																													
DOR CODE		0100	SINGLE FAMILY																													
MAP NUM			MKT AREA				04																									
NEIGHBORHOOD/LOC		4053.00																														
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																											
BAS	1,969	100	2003	1,969	228,778																											
BAS	324	100	2009	324	37,646																											
FOP	207	30	2003	62	7,204																											
FOP	304	30	2003	91	10,574																											
TOTALS		2,804			2,446	284,201																										
EXTRA FEATURES										85257 HARTS RD, YULEE																						
L N	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	50	0	0	1.00	UT	3,500.00	3,500.00	100	2003	2003	3	85	2,975																
							</																									

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