

BLOCKER ROBERT L
85385 JOANN RD
YULEE, FL 32097

42-2N-27-4612-0002-0400

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall

02

FACE BRICK 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

2.5 100

Frame

02

WOOD FRAME 100

Stories

1.

1. 100

Units

0

0 100

BUD8 Adjustme

04

DIST 01 100

Occupancy

00

NONE 100

Quality

06

Quality Level 06

DOR CODE

0100

SINGLE FAMILY

MAP NUM

MKT AREA

04

NEIGHBORHOOD/LOC

4048.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,845

100

1993

1,845

192,945

FGR

498

55

1993

274

28,655

FSP

200

40

2016

80

8,366

FST

30

55

2016

16

1,673

USP

240

30

1993

72

7,530

TOTALS

2,813

2,287

239,169

EXTRA FEATURES

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

2

0500

FP-PRE FAB

0 100

0

0

1.00

UT

3,500.00

3,500.00

100

1989

1989

3

62

2,170

5

0860

POOL/SPA

0 100

0

0

1.00

UT

50,000.00

50,000.00

100

2024

2019

04

95

47,500

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT 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

0006

OR

0.00

0.00

1.00

LT

1.00

1.00

1.00

90,000.00

90,000.00

90,000

REVIEW DATE

02/22/2024

BY

NW

Total Acres:

0.00

Total Land Value:

90,000

Market:

0

Agricultural:

0

Common:

90,000

PRINTED 07/09/2026 BY SYS

MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0100

01

2,287

134.2257

140.94

322,330

1989

1989

0

0

0

25.80

74.20

1 SINGLE FAM

100% - 2014

Heated Area: 1845

HX Base Yr 2014

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/11/2026

MLU

TOTAL OB/XF

49,670

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY

STANDARD

Tax Group: 4

Tax Dist:

BUILDING MARKET VALUE

252,479

TOTAL MARKET OB/XF VALUE

49,670

TOTAL LAND VALUE - MARKET

90,000

TOTAL MARKET VALUE

392,149

SOH/AGL Deduction

107,576

ASSESSED VALUE

284,573

TOTAL EXEMPTION VALUE

HX HB

51,411

BASE TAXABLE VALUE

233,162

TOTAL JUST VALUE

392,149

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

399,314

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

17001032

SWIM POOL

44,000

03/01/2017

5874

NEW CONSTR

77,968

07/17/1989

5054

ADDITION

2,040

07/27/1988

GRANTOR: BLOCKERS SEPTIC SERVI

GRANTEE: BLOCKER ROBERT L

1821/1269

10/22/2012

WD

Q

I

02

112,500

GRANTOR: SHAPCOTT ROY A & DIAN

GRANTEE: BLOCKERS SEPTIC SER

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W30 USP=[YR=1993] N12 W20 S12 E20\$ W39 S15
FST=[YR=2016] S3 FGR=[YR=1993] S19 E24 FSP=[YR=2016] S6 E20
N10 W20 S4\$N22 W14 S3 W10\$ E10 N3 W10\$ E24 S18 E45 N33\$.

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