

BLOCK 1 LOT 6
EX FPL ESMT OR 383/123
LOFTON BLUFF 2 PB 4/92 & 93

RESCHKE BRUCE A/FOOTE RESCHKE NICOLE M
85764 BLACKMON RD
YULEE, FL 32097

2026

43-2N-27-4621-0001-0060



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		2. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
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	1,168	100	1993	1,168	139,663
FSP	240	40	1993	96	11,479
FSP	288	40	2012	115	13,751
FUS	432	100	1993	432	51,656
UGR	602	45	1993	271	32,405
UOP	240	20	1993	48	5,740

TOTALS	2,970			2,130	254,693
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
3	0681	POLE SHED	0	100	11	8	88.00	SF	15.00
4	0300	BOAT DCK W	0	100	137	4	548.00	SF	40.00
5	0940	SHEDS/PORT	0	100	8	5	40.00	SF	30.00
6	0300	BOAT DCK W	0	100	20	10	200.00	SF	40.00
7	1076	TRELLIS A	0	100	12	10	120.00	SF	7.50
8	0322	BOAT LFT L	0	100	0	0	1.00	UT	1,500.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000131	C	RES CREEK	100	0006	OR	0.00	0.00	100.00

REVIEW DATE 01/01/2023 BY CD

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	2,130	102.4100	142.35	303,206	1984	1990	0	0	0	16.00	84.00
1 SNGL FAM 100% - 2024 Heated Area: 1600 HX Base Yr												

85764 BLACKMON RD, YULEE	BLD DATE	LGL DATE	05/11/2026	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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	100	0	0	1.00	UT	3,500.00	3,500.00	100	1984	1984	3	51.5	1,803	
3	0681	POLE SHED	0	100	11	8	88.00	SF	15.00	15.00	100	1995	1995	3	20	264	
4	0300	BOAT DCK W	0	100	137	4	548.00	SF	40.00	40.00	100	1995	1995	3	20	4,384	
5	0940	SHEDS/PORT	0	100	8	5	40.00	SF	30.00	30.00	100	1984	1984	3	20	240	
6	0300	BOAT DCK W	0	100	20	10	200.00	SF	40.00	40.00	100	1995	1995	3	20	1,600	
7	1076	TRELLIS A	0	100	12	10	120.00	SF	7.50	7.50	100	1995	1995	3	85	765	
8	0322	BOAT LFT L	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2024	2016	65		975	

TOTAL OB/XF										10,031							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	000131	C	RES CREEK	100	0006	OR	0.00	0.00	100.00	FF		1.00	1.00	1.00	1,500.00	1,500.00	150,000

Total Acres: 0.00 Total Land Value: 150,000 Market: 0 Agricultural: 0 Common: 150,000

NASSAU COUNTY PROPERTY				PAGE 1 of 1	4
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE				254,693	
TOTAL MARKET OB/XF VALUE				10,031	
TOTAL LAND VALUE - MARKET				150,000	
TOTAL MARKET VALUE				414,724	
SOH/AGL Deduction				52,850	
ASSESSED VALUE				361,874	
TOTAL EXEMPTION VALUE		13		361,874	
BASE TAXABLE VALUE				0	
TOTAL JUST VALUE				414,724	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				404,772	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17007547	REPAIR/RRF	10,000	08/21/2017

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2679/997	11/14/2023	SW	U	I	11	100	
GRANTOR: RESCHKE BRUCE A							
GRANTEE: RESCHKE BRUCE A							
2268/0067	4/10/2019	QC	U	I	11	100	
GRANTOR: RESCHKE POLLY K							
GRANTEE: RESCHKE BRUCE A							

BUILDING NOTES							
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BUILDING DIMENSIONS							
UGR=[YR=1993] W11 UOP=[YR=1993] N10 W24 FSP=[YR=1993] W24 S10 BAS=[YR=1993] S30 FSP=[YR=2012] S8 E36 N8 W36\$ E36 N22 E11 N8 W47\$ E24 N10\$ S10 E24\$ W1 S8 W11 S22 E23 N30\$ PTR=E15 FUS=[YR=1993] E36 S12 W36 N12\$ W15\$.							

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