

DAVIS KYLE
85674 DICK KING ROAD
YULEE, FL 32097

2026

43-21-27-4022-0000-0510

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 100
Roof Structur03GABLE/HIP 100
Roof Cover12MODULAR MT 100
Interior Wall05DRYWALL 100
Interior Floo13LVT/LAMNT 50
Interior Floo14CARPET 50
Air Condition03CENTRAL 100
Heating Type04AIR DUCTED 100

Bedrooms3 100
Bathrooms2 100
Frame02WOOD FRAME 100

Stories Units1.
Units0 100
BUD8 Adjustme04DIST 01 100
Occupancy00NONE 100

Quality06Quality Level 06
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA04
NEIGHBORHOOD/LOC4048.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,256	100	1993	1,256	136,841
BAS	520	100	2012	520	56,654
FOP	68	30	1993	20	2,179
UOP	330	20	2018	66	7,191

TOTALS2,1741,862202,864

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND0100011,862121.7160127.80237,9641992199500014.7585.25

1 SINGLE FAM 100% - 2020 Heated Area: 1776 HX Base Yr 2020

The floor plan shows three distinct areas labeled BAS 1993, UOP 2018, and BAS 2012. The main rectangular section has overall dimensions of approximately 32' x 33'. A smaller rectangular extension at the bottom center measures 17' by 6'. To its right is another rectangular section measuring 26' by 20'. Various other dimensions are noted along the perimeter and internal divisions.

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BYTax Group: 4Tax Dist:
BUILDING MARKET VALUE202,864
TOTAL MARKET OB/XF VALUE2,380
TOTAL LAND VALUE - MARKET90,000
TOTAL MARKET VALUE295,244
SOH/AGL Deduction93,494
ASSESSED VALUE201,750
TOTAL EXEMPTION VALUEHX HB51,411
BASE TAXABLE VALUE150,339
TOTAL JUST VALUE295,244
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE288,584

PERMIT NUMDESCRIPTIONAMTISSUED
7976NEW CONSTR60,60404/02/1992

SALES DATAOFF RECORD NumberDATEINSTQUANTITYVRSN CD SALE PRICE
2187/06423/30/2018WDQI01220,000
GRANTOR: REYNOLDS WILLIAM H JR
GRANTEE: DAVIS KYLE
0417/04354/01/1984WDAQV9,000
GRANTOR:
GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2012] W20 BAS=[YR=1993] L2 U2 W5 D2 L2
UOP=[YR=2018] N10 W33 S10 E33\$ W33 S32 E12 N2 FOP=[YR=1993]
E17 N4 W17 S4\$ N4 E17 S6 E13 N32\$ S26E20 N26\$.

LAND DESCRIPTION TOTAL OB/XF 2,380

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNITYPETH FACT% CONDTOT ADJUNIT PRICELAND DATEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES1000006OR0.000.001.00LT1.001.001.0090,000.0090,000.0090,000

REVIEW DATE01/01/2023BYCDTotal Acres: 0.00Total Land Value: 90,000Market: 0Agricultural: 0Common: 90,000PRINTED 07/09/2026 BY SYS