

LOT 45
IN OR 1948/724
WILSON NECK SUB PB 4/2

CRIDER HARRELL L SR & JANE B
222 HOLLY CREEK DR
ORANGEBURG, SC 29118

2026

43-2N-27-4640-0045-0000



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	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. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

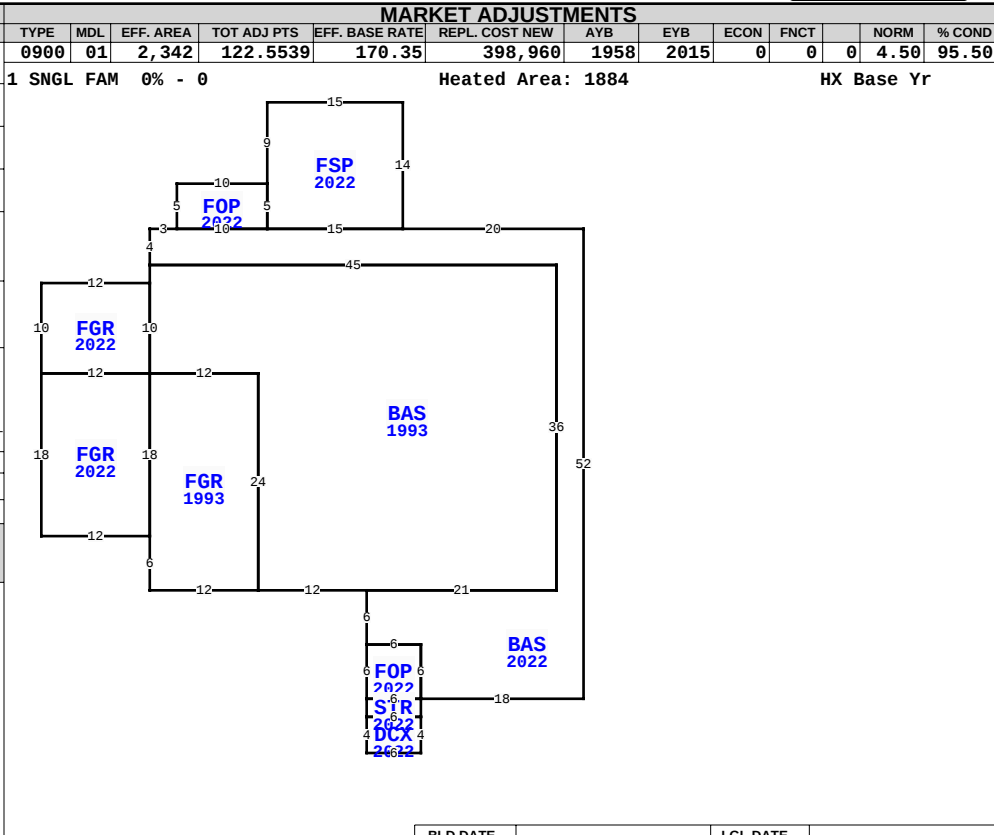
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4082.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,332	100	1993	1,332	216,695
BAS	552	100	2022	552	89,802
DCX	24	15	2022	4	650
FGR	288	55	1993	158	25,704
FGR	120	55	2022	66	10,737
FGR	216	55	2022	119	19,360
FOP	36	30	2022	11	1,790
FOP	50	30	2022	15	2,440
FSP	210	40	2022	84	13,665
STR	12	10	2022	1	162
TOTALS	2,840			2,342	381,007

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
1	0300	BOAT DCK W	0	0	31	14	434.00	SF	40.00	40.00	100	1980	1980	3	26	4,514	
2	0303	FLT DOCK W	0	0	16	8	128.00	SF	26.00	26.00	100	1963	1963	3	26	865	
3	0311	WD GANG WY	0	0	0	0	16.00	SF	45.00	45.00	100	1980	1980	3	20	144	
4	0306	BOAT RAMP	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	1968	1968	3	100	3,000	
5	0920	CWALL-WD/M	0	0	0	0	100.00	LF	390.00	390.00	100	1963	1963	3	20	7,800	
8	0920	CWALL-WD/M	0	0	0	0	75.00	LF	390.00	390.00	100	2000	2000	3	20	5,850	
9	0351	CARPORT MT	0	0	33	12	396.00	SF	10.00	10.00	100	2026	2025	100		3,960	

LAND DESCRIPTION			TOTAL OB/XF 26,133														
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	0	0006	RSF	1100.00	200.00	100.00	FF		1.00	1.00	1.00	3,250.00	3,250.00	325,000



85858 AVANT RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2026
INC DATE		AG DATE	MLU

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	381,007		
TOTAL MARKET OB/XF VALUE	26,133		
TOTAL LAND VALUE - MARKET	325,000		
TOTAL MARKET VALUE	732,140		
SOH/AGL Deduction	13,889		
ASSESSED VALUE	718,251		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	718,251		
TOTAL JUST VALUE	732,140		
NCON VALUE	3,960		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	718,579		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B240013942	CONSTRUCT 12X25 B	4,708	12/18/2024
19009165	ADDITION	65,000	08/26/2019

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1948/0724	11/07/2014	WD Q	I	02	
GRANTOR: ROBERTS CHERYL A ET A					
GRANTEE: CRIDER HARRELL L SR					
1905/1736	3/03/2014	FJ U	I	11	0
GRANTOR: PARRISH ADA MAE ESTAT					
GRANTEE: ROBERTS CHERYL A ET					

BUILDING NOTES

BUILDING DIMENSIONS									
BAS=[YR=1993;ORIG=0,0] W45 S2 S10 E12 S24 E12 E21 N36 \$									
BAS=[YR=2022;ORIG=-21,36] S6 E6 S6 E18 N52 W20 W15 W10 W3 S4 E45 S36 W21 \$									
FGR=[YR=1993;ORIG=-45,12] S18 S6 E12 N24 W12 \$									
FGR=[YR=2022;ORIG=-57,12] S18 E12 N18 W12 \$									
FSP=[YR=2022;ORIG=-17,-4] N14 W15 S9 S5 E15 \$									
FGR=[YR=2022;ORIG=-45,2] W12 S10 E12 N10 \$									
FOP=[YR=2022;ORIG=-32,-9] W10 S5 E10 N5 \$									
FOP=[YR=2022;ORIG=-21,42] S6 E6 N6 W6 \$									
DCX=[YR=2022;ORIG=-21,50] S4 E6 N4 W6 \$									
STR=[YR=2022;ORIG=-21,48] S2 E6 N2 W6 \$									