

LOT 33
IN OR 1916/755
ARNOLD RIDGE PB 6/251

HODGES JASON J & SHAWNA R
97225 CASTLE RIDGE DRIVE
YULEE, FL 32097

2026

43-3N-28-082A-0033-0000

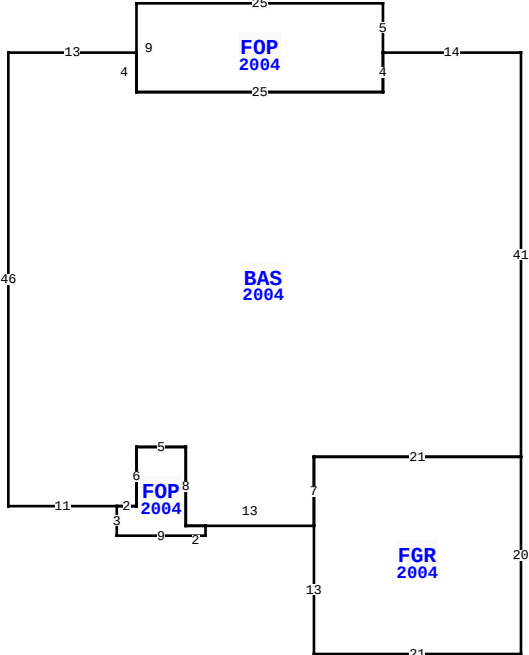


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4033.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,183	100	2004	2,183	245,669
FGR	420	55	2004	231	25,996
FOP	53	30	2004	16	1,801
FOP	225	30	2004	68	7,652
TOTALS	2,881			2,498	281,119

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION
1	0500	FP-PRE FAB
3	0860	POOL/SPA
6	0911	SCRN RM A

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,498	119.7504	125.74	314,099	2004	2004	0	0	0	10.50
1 SINGLE FAM 100% - 2015 Heated Area: 2183 HX Base Yr 2015											
											
97225 CASTLE RIDGE DR, YULEE											

TOTAL OB/XF 49,231											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	100	2004
3	0860	POOL/SPA	0	100	0	0	1.00	UT	40,000.00	100	2021
6	0911	SCRN RM A	0	100	0	0	384.00	SF	18.00	100	2022

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	RES	100	0003	RSF-1	0.00	0.00	1.00	LT	1.00

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		281,119	
TOTAL MARKET OB/XF VALUE		49,231	
TOTAL LAND VALUE - MARKET		125,000	
TOTAL MARKET VALUE		455,350	
SOH/AGL Deduction		191,406	
ASSESSED VALUE		263,944	
TOTAL EXEMPTION VALUE		HX HB VX	56,411
BASE TAXABLE VALUE		207,533	
TOTAL JUST VALUE		455,350	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		487,595	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22001657	SCRN ENCLSR	4,311	01/28/2022
B2113957	FIBERGLASS POOL	50,000	10/12/2021
R2105112	ROOF	25,000	04/23/2021
B2007431	(14) WINDOWS	9,608	10/01/2020
B0413102	NEW CONSTR	157,545	07/08/2004

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1916/0755	4/30/2014	WD	Q	I	01
GRANTOR: COLLINS MARK					
GRANTEE: HODGES JASON J & SH					
1627/1516	6/18/2009	QC	U	I	19
GRANTOR: COLLINS SHARON					
GRANTEE: COLLINS MARK					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2004] W14 FOP=[YR=2004] N5 W25 S9 E25 N4\$ S4 W25 N4 W13 S46 E11 FOP=[YR=2004] S3 E9 N1 W2 N8 W5 S6 W2\$ E2 N6 E5 S8 E13 FGR=[YR=2004] S13 E21 N20 W21 S7\$ N7 E21 N41 \$.											