

HICKS CODY L & NANCY D
97175 CARAVEL TRAIL
YULEE, FL 32097

43-3N-28-509E-0010-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall08WD ON PLY 50

Exterior Wall16WD FR STUC 50

RooF Structur08IRREGULAR 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 70

Interior Floo11CLAY TILE 30

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms2100

Bathrooms2100

Frame Stories Units Occupancy02WOOD FRAME 100
1.100
0100
NONE 100

Quality02Quality Level 02

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4032.00

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS3,21910019933,219331,059

FOP63301993191,954

FOP36301998111,131

TOTALS3,3183,249334,143

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHY FACT% CONDTOT ADJUNIT TYPEPRICEADJ UNIT PRICELAND VALUETHAT OTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

30504FP-ELECTRI0100001.00UT2,000.002,000.0010019761976334680

50820WOOD WALK010010440.00SF11.7511.7510019901990340188

60820WOOD WALK010041040.00SF11.7511.7510019901990340188

70820WOOD WALK01000062.00SF11.7511.7510019901990340291

100525GAZEBO0100001.00UT5,000.005,000.00100199019903201,000

111242WD DECK A010000461.00SF10.0010.0010019961996320922

121242WD DECK A010000142.00SF10.0010.0010019961996320284

131242WD DECK A010000389.00SF10.0010.0010019961996320778

LAND DESCRIPTIONTOTAL OB/XF4,331

REVIEW DATE01/01/2026BYKBTotal Acres: 0.00Total Land Value: 273,000Market: 0Agricultural: 0Common: 273,000PRINTED 07/09/2026 BY SYS

MARKET ADJUSTMENTS

PCTYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYECONFNCTNORM% COND

0900013,24990.3716125.62408,139197619960018.1381.87

1 SNGL FAM 100% - 2020Heated Area: 3219HX Base Yr 2020

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

97175 CARAVEL TRL, YULEE

NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE352,371

TOTAL MARKET OB/XF VALUE4,331

TOTAL LAND VALUE - MARKET273,000

TOTAL MARKET VALUE629,702

SOH/AGL Deduction346,616

ASSESSED VALUE283,086

TOTAL EXEMPTION VALUEHX HB51,411

BASE TAXABLE VALUE231,675

TOTAL JUST VALUE629,702

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE604,853

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYRSNCD SALE PRICE

2230/147310/01/2018WDQI01265,000

GRANTOR: FREEMAN BRUCE F & LIN

GRANTEE: HICKS CODY L & NANC

0237/02633/24/1977WDUV4,000

GRANTOR: ST REGIS LAND DEVELOP

GRANTEE: CLAY PAUL S & ELEAN

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W14 N2 W18 S1 W3 S13 E3 S17 FOP=[YR=1998] W6 S6 E6 N6\$ S32 E5 D3 R2 E8 R2 U3 E5 FOP=[YR=1993] S3 E21 N3 W21\$ E27 D3 R2 E11 U3 R2 E7 N28 W4 N3 W16 S3 W20 N17 E1 N16\$.

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