LOT 108
DEL WEBB WILDLIGHT PHASE 1
OR 2547/1432

HOLLOWAY DELOISE L
384 DEL WEBB PARKWAY
YULEE, FL 32097

2026

50-3N-27-1004-0108-0000

BUILDING CHARACTERISTICS

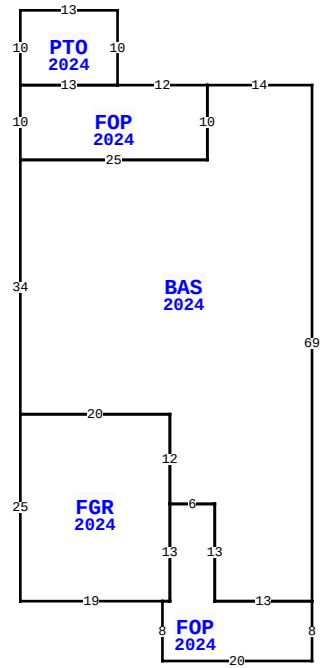
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 100
Interior Floo	01	NONE 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4094.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,863	100	2024	1,863	319,427
FGR	500	55	2024	275	47,151
FOP	238	30	2024	71	12,174
FOP	250	30	2024	75	12,859
PTO	130	5	2024	6	1,029
TOTALS	2,981			2,290	392,640

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,290	123.9700	172.32	394,613	2023	2023	0	0	0	0.50	99.50

1 SNGL FAM 100% - 2024 Heated Area: 1863 HX Base Yr 2024



384 DEL WEBB PKWY, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		392,640
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		477,640
SOH/AGL Deduction		14,613
ASSESSED VALUE		463,027
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		406,616
TOTAL JUST VALUE		477,640
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		468,026

PERMIT NUM	DESCRIPTION	AMT	ISSUED
230011197	CO ISSUED		09/05/2023
22017762	NEW CONSTR	0	12/02/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2684/93	11/13/2023	SW	Q	I	02	548,800

GRANTOR: PULTE HOME COMPANY LL

GRANTEE: HOLLOWAY DELOISE L

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=94,0] W14 S10 W25 S34 E20 S12 E6 S13 E13 N69 $
FGR=[YR=2024;ORIG=55,44] E20 S12 S13 W1 W19 N25 $
FOP=[YR=2024;ORIG=55,0] E13 E12 S10 W25 N10 $
FOP=[YR=2024;ORIG=94,69] W13 N13 W6 S13 W1 S8 E20 N8 $
PTO=[YR=2024;ORIG=55,-10] E13 S10 W13 N10 $
.

EXTRA FEATURES

LN	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

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000135	C	RES NATURAL	100		PD -	E 0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

REVIEW DATE 05/01/2025 BY KB Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 07/09/2026 BY SYS