

LOT 121
WESTERLY PARK AT WILDLIGHT PHASE
OR 2824/1029

PULTE HOME COMPANY LLC
12724 GRAN BAY PKWY WEST STE 2
JACKSONVILLE, FL 32258

2026

50-3N-27-1010-0121-0000



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																							
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1 4																					
																		VALUATION SUMMARY																					
VALUATION BY																	STANDARD																						
Tax Group: 4																	Tax Dist:																						
BUILDING MARKET VALUE																	0																						
TOTAL MARKET OB/XF VALUE																	0																						
TOTAL LAND VALUE - MARKET																	75,000																						
TOTAL MARKET VALUE																	75,000																						
SOH/AGL Deduction																	0																						
ASSESSED VALUE																	75,000																						
TOTAL EXEMPTION VALUE																	0																						
BASE TAXABLE VALUE																	75,000																						
TOTAL JUST VALUE																	75,000																						
NCON VALUE																	0																						
INCOME VALUE																																							
PREVIOUS YEAR MKT VALUE																																							
DOR CODE																	0000 VACANT																						
MAP NUM																	MKT AREA 04																						
NEIGHBORHOOD/LOC																	4105.00																						
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																		
TOTALS																	512 PEPPERVINE WAY, YULEE													BLD DATE 11/13/2025 MLU									
EXTRA FEATURES																														BUILDING NOTES									
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	BUILDING DIMENSIONS																							
1	000134	C	RES POND	0			PD - E 0.00	0.00	1.00	LT	1.00	1.00	1.00	75,000.00	75,000.00	75,000																							
LAND DESCRIPTION																	TOTAL OB/XF 0																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV															
1	000134	C	RES POND	0		PD - E 0.00	0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000																						
REVIEW DATE 06/15/2026 BY WW																	Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 07/09/2026 BY SYS																						