

CREWS DARRYL L
96306 CREWS CREEK AVE
YULEE, FL 32097

50-3N-28-0000-0023-0040

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																																					
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																																					
ELEMENT	CD	07	03	12	05	09	03	04	02	1.	0	04	00	0900	01	1,323	95.00	40	174,715	1950	1960	0	0	0	40.00	60.00	VALUATION BY										STANDARD																				
Exterior Wall	07	ASB SHNGLE 100	03	GABLE/HIP 100	12	MODULAR MT 100	05	DRYWALL 100	09	PINE WOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	02	WOOD FRAME 100	1.	1. 100	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026												
Roof Structur	03	GABLE/HIP 100	12	MODULAR MT 100	05	DRYWALL 100	09	PINE WOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	02	WOOD FRAME 100	1.	1. 100	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026														
Roof Cover	12	MODULAR MT 100	05	DRYWALL 100	09	PINE WOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	02	WOOD FRAME 100	1.	1. 100	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																
Interior Wall	05	DRYWALL 100	09	PINE WOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	02	WOOD FRAME 100	1.	1. 100	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																		
Interior Floo	09	PINE WOOD 100	03	CENTRAL 100	04	AIR DUCTED 100	02	WOOD FRAME 100	1.	1. 100	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																				
Air Condition	03	CENTRAL 100	04	AIR DUCTED 100	02	WOOD FRAME 100	1.	1. 100	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																						
Heating Type	04	AIR DUCTED 100	02	WOOD FRAME 100	1.	1. 100	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																								
Bedrooms	02	WOOD FRAME 100	1.	1. 100	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																										
Bathrooms	1.	1. 100	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																												
Frame	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																														
Stories	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																														
Units	0	100	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																														
BUD8 Adjustme	04	DIST 01 100	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																																
Occupancy	00	NONE 100	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																																		
Quality										04	Quality Level 04										1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																
DOR CODE										0100	SINGLE FAMILY										1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																
MAP NUM										MKT AREA										04	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																
NEIGHBORHOOD/LOC										4031.00										1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																															
BAS	1,204	100	1993	1,204	95,400	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																															
FOP	60	30	1997	18	1,426	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																															
FSP	252	40	2008	101	8,003	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																															
TOTALS										1,516	1,323	104,829	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																								
EXTRA FEATURES										96306 CREWS CREEK AVE, YULEE										1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																	
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 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026																				
1	0510	GARAGE WD -	0	100	28	15			420.00	SF	35.00				35.00			100	1985	1985	3	20				2,940	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026										
2	0500	FP-PRE FAB	0	100	0	0			1.00	UT	3,500.00				3,500.00			100	1980	1980	3	42				1,470	1 SNGL FAM 100% - 2026										Heated Area: 1204										HX Base Yr 2026										
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