

PROPERTY REPORT

10314 N Clinton Ave, Glen Saint Mary, FL 32040

The Georgia Grapevine



Presented by

James Beaver | Realtor

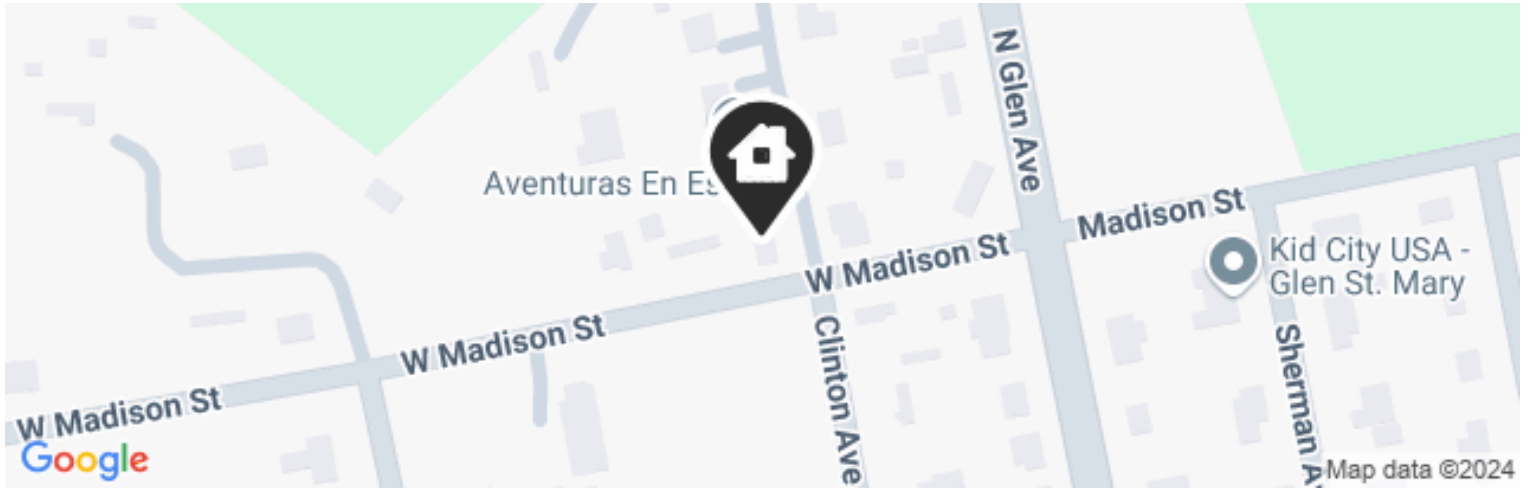


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ALERT Properties
866 N. Main Street NW
Conyers, GA 30012

10314 N Clinton Ave, Glen Saint Mary, FL 32040



Legend:  Subject Property

 Pending *Pending as of 12/16/2024

List Price

\$100,000

Pending Date: 12/16/2024
Listing ID: 2059069

Current Estimated Value

\$96,200

Last RVM® Update: 12/13/2024

RVM® Est. Range: \$94.3K – \$98.1K

RVM® Confidence: ★★★★★

↑ RVM® Change - Last 1 Month: \$110

↑ RVM® Change - Last 12 Months: 12.99%

This report contains data and information that is publicly available and/or licensed from third parties and is provided to you on an "as is" and "as available" basis. The information is not verified or guaranteed. Neither this report nor the estimated value of a property is an appraisal of the property. Any valuation shown in this report has been generated by use of proprietary computer software that assembles publicly available property records and certain proprietary data to arrive at an approximate estimate of a property's value. Some portions of this report may have been provided by an RPR user; RPR is not responsible for any content provided by its users. RPR and its information providers shall not be liable for any claim or loss resulting from the content of, or errors or omissions in, information contained in this report.

Home Facts

Public Remarks

Investor Special AS IS Opportunity! Welcome to an affordable housing option perfect for savvy investors or buyers looking for a long-term rental (LTR) opportunity. This partially remodeled property offers fantastic potential with updates already completed including new AC ducts, updated electrical, metal roof, white vinyl siding. The layout is ideal, featuring 3 bedrooms and 2 baths. Situated in the heart of Glen St Mary, this home is conveniently located near schools, shopping, restaurants, and commuter routes to Jacksonville, making it perfect for families at any stage.

Home Facts	Public Facts	Listing Facts	Realtor Refinements
Property Type	Single Family	Single Family	-
Property Subtype	Single Family Residential	Single Family Residence	-
Bedrooms	-	3	-
Total Baths	1	2	-
Full Baths	1	2	-
Partial Baths	-	-	-
Living Area (sq ft)	1,181	1,181	-
Building Area (sq ft)	1,181	1,181	-
Lot Size	9,583 sq ft	10,454 sq ft	-
Lot Dimensions	9583 SF	-	-
Garage	Carport	Yes	-
Garage (spaces)	0	-	-
Year Built	1950	1950	-
Roofing	Tin	Metal	-
Heating	Forced Air Unit	Central	-
Cooling	Central	Central Air	-
Construction	-	Vinyl Siding	-
Exterior Walls	Wood	-	-
Number of Units	1	-	-
Number of Stories	1	One	-

Homeowner Facts

Owner Name (Public)	Taylor Jeffrey; Taylor Pamela
Mailing Address	19014 Crews Rd Glen Saint Mary FL 32040-2518

Extended Home Facts



Legend: Subject Property

Interior Features

Appliance	Microwave, Electric Cook-Top
Cooling	Central Air
Heating	Central

Interior Details

Base Area	1181 sq ft
Carport Finished	62 sq ft
Effective Area	1315 sq ft
Floor Cover	Carpet, Vinyl
Gross Area	1315 sq ft
Interior Walls	Plywood/Minimum
Porch - Open	21 sq ft, 22 sq ft
Utility/Storage Room Finished	29 sq ft

Exterior Features

Construction	Vinyl Siding
Fence	Chain Link
Roof	Metal
Parking	Off Street
Sewer	Public Sewer
Levels	One
Utilities	Sewer Conn., Water
Water	Public
General	Shed

Exterior Details

Lot Size - Square Feet	9,583 sq ft
Lot Size - Acres	0.22 acres
Neighborhood Code	170100
Sewer	Septic

Location Details

Directions to Property	Exit I-10 at Ext 333 for Glen St Mary/Baker County 125. Head North on County Road 125 for approximately .9 miles. Turn right onto US 90 East/East MacClenny Avenue and continue for about .3 miles. Turn left onto North Clinton Avenue. Proceed north on No
Subdivision	Glen St Mary
Location Features	Dead End Street, Corner Lot

Other Details

Effective Year Built	1960
Building Condition	Average

Homeowners Association Info

Association No

Miscellaneous Details

Homebuyer Down Payment Resources 2059069
Special Listing Conditions Standard

Schools (from Listing Data)

Middle School Baker County Middle School
High School Baker County Senior High School

(based on location)

Elementary School Westside Elementary School
Middle School Baker County Middle School
High School Baker County Senior High School
School District Baker

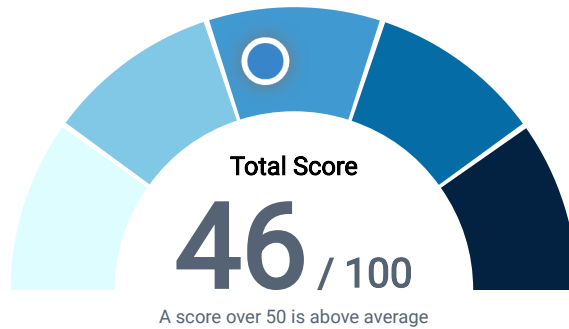
AARP Livability™ Index for 32040

This chart rates the overall livability of a selected ZIP code on a scale from 0 to 100. AARP Livability™ is a trademark of AARP Inc.

Data Source: [AARP](#)

Update Frequency: Annual

0-19 20-39 40-59 60-79 80-100



- Housing** 55
Affordability & Access
- Neighborhood** 30
Access to Life, Work & Play
- Transportation** 38
Safe & Convenient Options
- Environment** 69
Clean Air & Water
- Health** 26
Prevention, Access & Quality
- Engagement** 40
Civic & Social Involvement
- Opportunity** 66
Inclusion & Possibilities

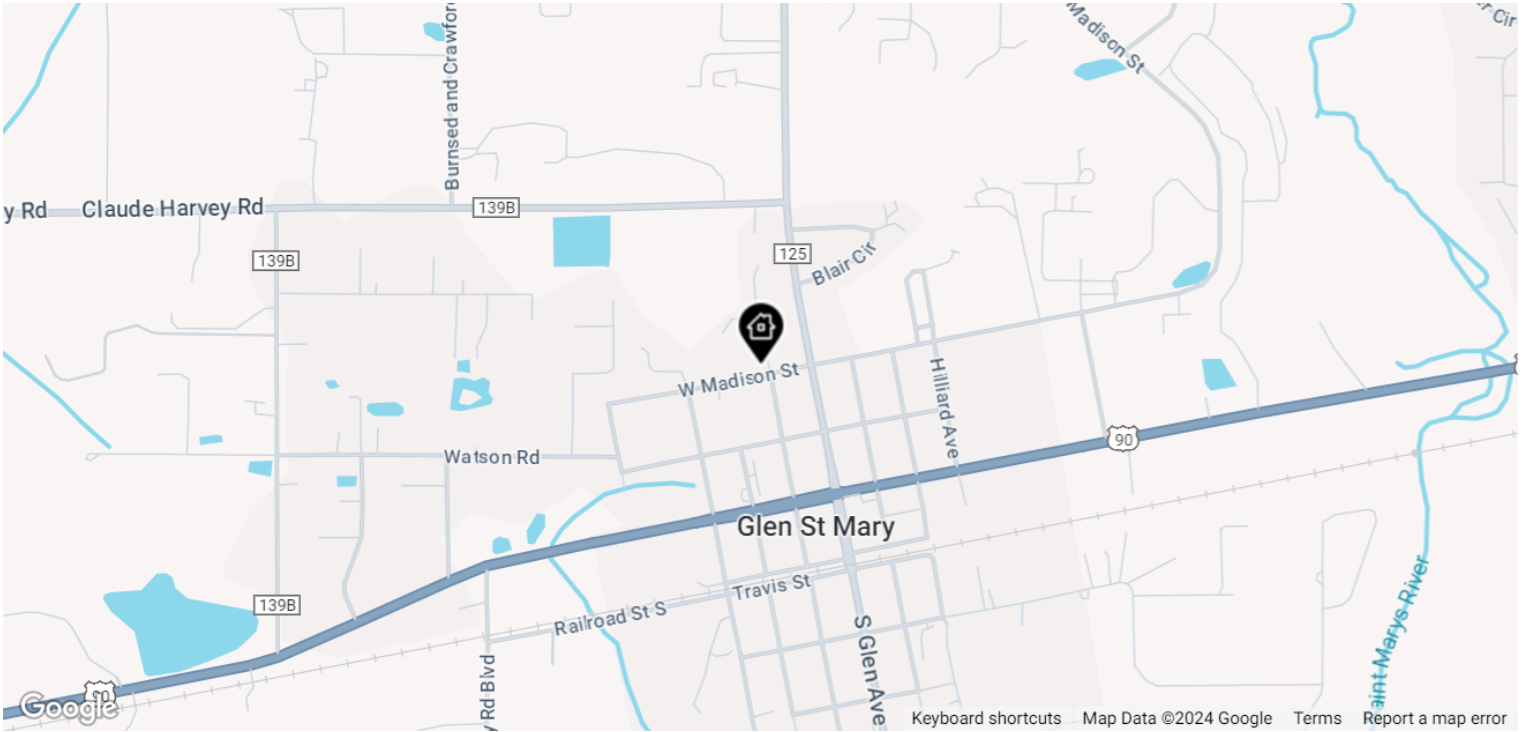
Property Photos





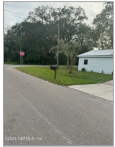


Comps and Adjustments



LEGEND: Subject Property Pending For Sale or For Lease Distressed Recent Sale Off Market

This Property



Pending
10314 N Clinton Ave
Glen Saint Mary, FL 32040

Proxim.	Days in RPR	Date	Amount	\$/sq ft	Living Area	Lot Size	Beds	Baths	Built
-	30 days	-	-	\$85	1,181 sq ft	10,454 sq ft	3	2	1950

No comps have been selected for this property.

Property History

Median Estimated Home Value

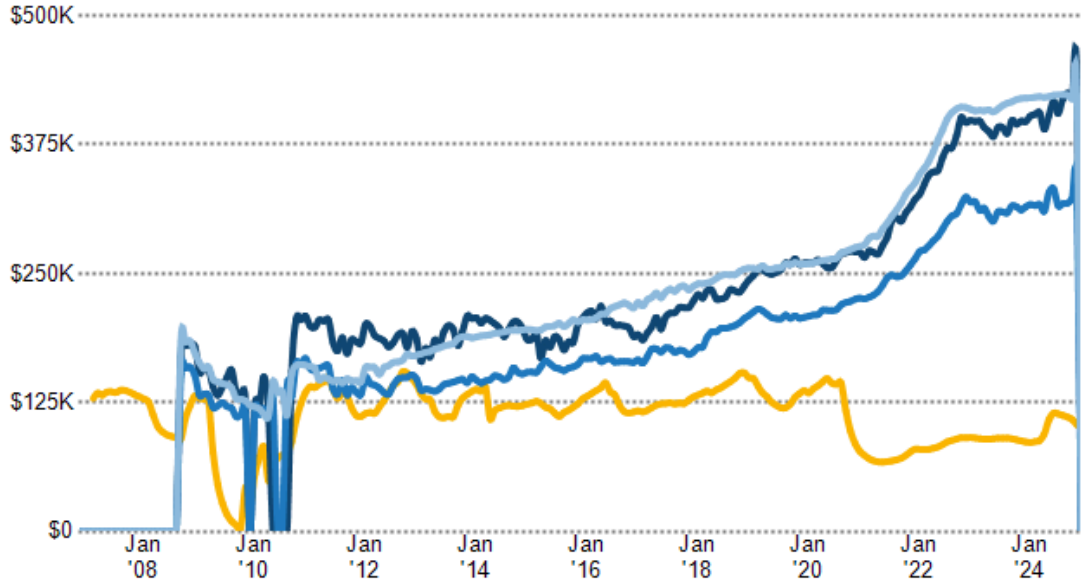
This graphic displays property estimates for a market area and a subject property, where one has been selected. Estimated property values are generated by a valuation model and are not formal appraisals.

Data Source: Public records, and MLS sources where licensed

Update Frequency: Monthly

- This Property
- Glen Saint Mary
- Baker County
- Florida

Estimated Value:
\$96,200



Sales History

Sales Date	Sales Amount	Price per sq. ft.
10/19/2020	\$68,000	\$57

Assessed Values

Date	Improvements	Land	Total	Tax
2024	—	—	—	\$1,412
2023	\$85,415	\$11,000	\$96,415	\$1,342
2022	\$78,339	\$11,000	\$89,339	\$1,254
2021	\$60,015	\$4,675	\$64,690	\$1,086
2020	—	—	\$58,048	\$995
2019	—	—	\$53,546	—
2018	—	—	\$51,573	\$906
2017	—	—	\$48,532	\$789
2016	—	—	\$46,983	\$783
2015	—	—	\$43,912	\$752
2014	—	—	\$43,138	\$738
2013	—	—	—	\$669
2012	—	—	\$38,234	\$676
2011	—	—	\$42,322	\$748
2008	—	—	\$52,896	—
2007	—	—	\$52,896	—
2006	—	—	\$48,209	—
2005	—	—	\$49,847	—

Legal Description

Parcel Number	36-2S-21-0051-0080-0030
County	Baker County
City/Municipality/Township	GLEN SAINT MARY
Census Tract	120030402.021023
Carrier Route	R043
Abbreviated Description	CITY/MUNI/TWP:GLEN SAINT MARY SEC/TWN/RNG/MER:SEC 36 TWN 2S RNG 21E LEG 000022 ACRES PART OF BLK 80 TOWN OF GLEN ST MARY PB 1 PG 1 DESC OR 2020-6947 POM 124D
Current Use	Single Family

Mortgage Records

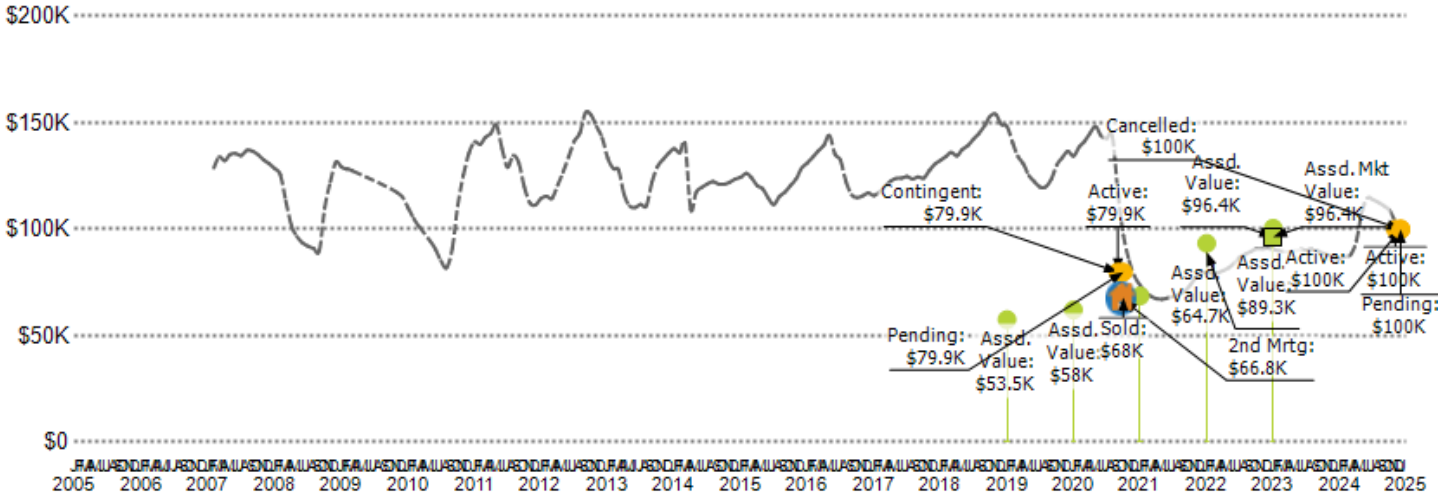
Recording Date	10/19/2020
Borrower Name	JEFFERY CLAY TAYLOR
Lender Name	COUNTRY FINANCIAL CU
Lender Type	Credit Union
Loan Amount	\$66,750
Document Number	202000006948
Loan Type	Open End Mortgage / Open End with Future Advance Clause
Contract Date	10/16/2020
Due Date	10/16/2025

Deed Records

Recording Date	10/19/2020
Document Type	Warranty Deed
Sales Price	\$68,000
Sales Price Code	Full amount stated on Document.
Buyer Name	JEFFREY TAYLOR, PAMELA TAYLOR
Buyer ID	Husband and Wife
Seller Name	TIMOTHY D WHELAN, KAREN E WHELAN
Seller ID	Husband and Wife
Document #	202000006947
Total Transfer Tax	\$476
Contract Date	10/16/2020

Sales and Financing Activity

This chart shows a property's sales and financing history. It can be used to compare the value of the property as seen by public records, such as deeds and tax records, with the estimated home value. Actions taken against the owner, such as the issuance of a Notice of Default, are noted. Sales activity, such as listing date and price reductions, are highlighted.



Data Source: Public Record and Listing data

Update Frequency: Valuations are updated twice monthly; actions on the home, such as listing activity or distressed property notices, are updated daily as made available from public records sources

Price Change History

Change Date	Description	New List Price	% Change
12/16/2024	Pending	\$100,000	-
12/3/2024	Active	\$100,000	-

Neighborhood: Housing Stats and Charts

	32040	Baker County	Florida	USA
Median Estimated Home Value	\$441K	\$330K	\$423K	\$369K
Estimated Home Value 12-Month Change	+10.9%	+6%	+0.8%	+2.7%
Median List Price	\$383K	\$317K	\$425K	–
List Price 1-Month Change	-0.6%	+0.8%	+1%	–
List Price 12-Month Change	-3.2%	-5.2%	-0.5%	–
Median Home Age	32	34	35	43
Own	88%	80%	67%	65%
Rent	12%	20%	33%	35%
\$ Value of All Buildings for which Permits Were Issued	–	\$14.2M	\$50.7B	\$365B
% Change in Permits for All Buildings	–	-48%	-6%	-6%
% Change in \$ Value for All Buildings	–	-54%	-1%	-5%

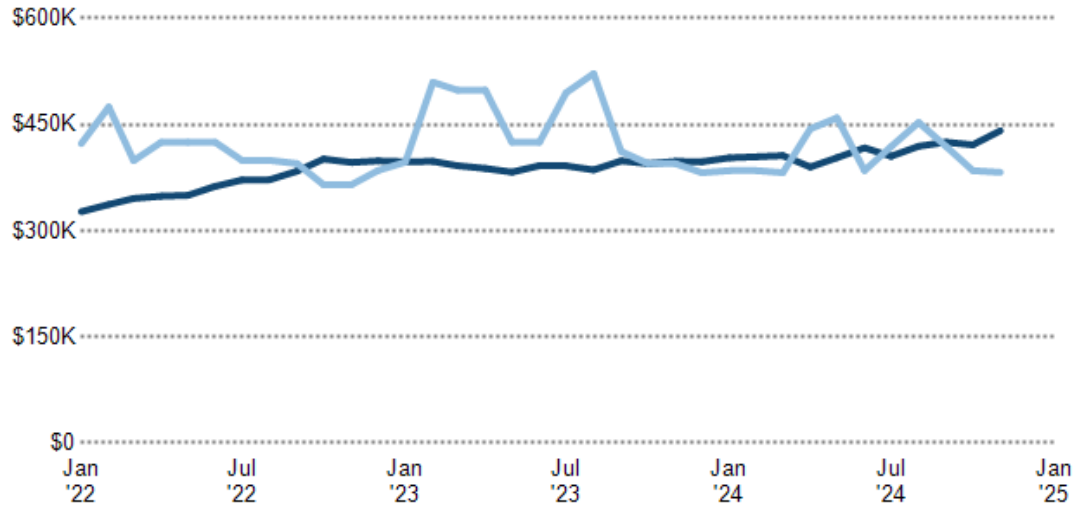
Median Estimated Home Value vs. Median Listing Price

This chart compares a ZIP code's median estimated home value with the median listing price of Active listings. Estimated home values are generated by a valuation model and are not formal appraisals.

Data Source: Public Record and Listing data

Update Frequency: Monthly

■ Median Estimated Value
■ Median List Price



Median Sales Price vs. Sales Volume

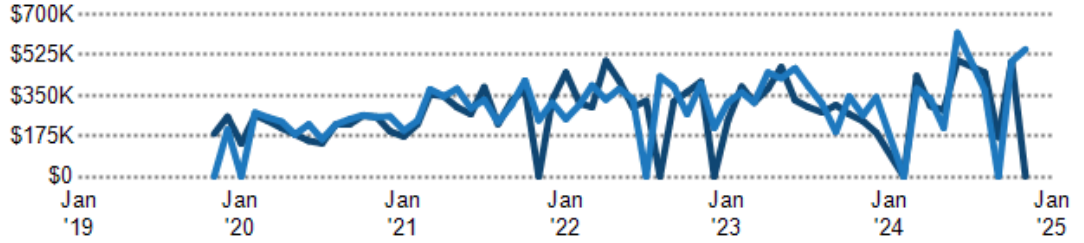
This chart compares the listings and public records sales price trend and sales volume for homes in an area.

Data Source: Public Record and Listing data

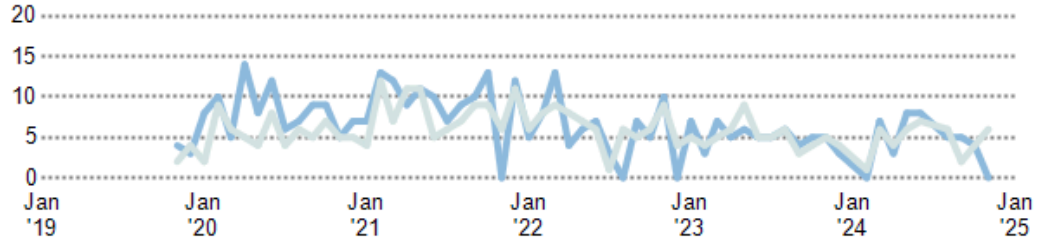
Update Frequency: Monthly

- Median Sales Price Public Records
- Median Sales Price Listings
- Sales Volume Public Records
- Sales Volume Listings

Median Sales Price



Sales Volume



Median Listing Price vs. Listing Volume

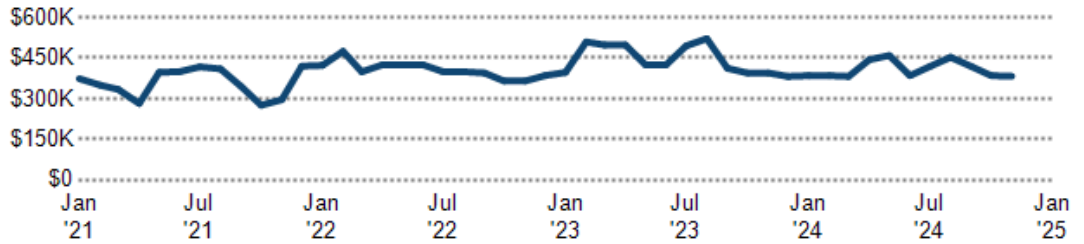
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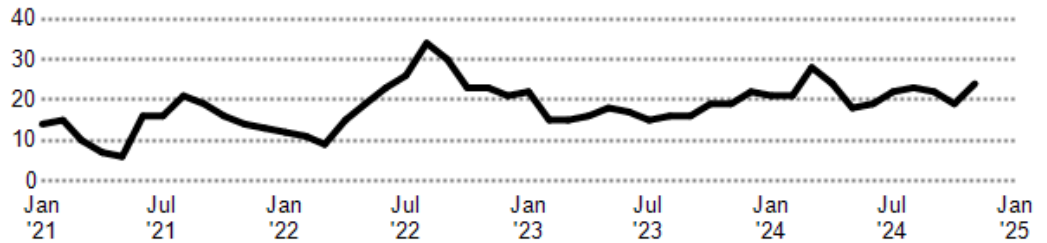
Update Frequency: Monthly

- Median List Price
- Listing Volume

Median List Price



Listing Volume



Listing Inventory

This chart shows the number of For Sale listings in a ZIP code by Property Type.

Data Source: On- and off-market listings sources

Update Frequency: Daily

- ZIP Count Listings by PropertyType



Median Sales Price by Square Footage

This chart shows the median price of homes reported sold in the past six months, according to the size of the living space (square footage sourced from public records). The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as non-disclosure states) or provided in range format.

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

■ This Property
■ Comps

This Property

1,181 sq. ft. \$96,200

Comps

> 2,400 sq. ft.	\$599,475
1,400 - 1,600 sq. ft.	\$305,000

Price per Bedroom of Comps Sold

This chart shows the distribution of homes reported sold in the past six months at different prices per bedroom in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

■ This Property
■ Comps

This Property

\$32K 1

Comps

\$125K - \$150K	1
\$100K - \$125K	1

Price per Square Foot of Comps Sold

This chart shows the distribution of homes reported sold in the past three months at different prices per square foot.

Data Source: Public records data

Update Frequency: Daily

■ This Property
■ Comps

This Property

\$81 1

Comps

\$240 - \$270	1
\$180 - \$210	2

Price Range of Comps Sold

This chart shows the distribution of homes reported sold in the past three months within different price ranges in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data is unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records data

Update Frequency: Daily

■ This Property
■ Comps

This Property



Comps



Age Range of Comps Sold

This chart shows the distribution of homes reported sold in the past three months of different age ranges in the area of your search.

Data Source: Public records data

Update Frequency: Daily

■ This Property
■ Comps

This Property



Comps



Size of Homes Sold

This chart shows the distribution of homes reported sold in the past three months of different sizes in the area of your search.

Data Source: Public records data

Update Frequency: Daily

■ Sales Count By Living Area



Number of Bedrooms in Homes Sold

This chart shows the distribution of homes reported sold in the past three months, compared by the number of bedrooms, in the area of your search.

Data Source: Public records data

Update Frequency: Daily

■ Sales Count by Bedroom



Neighborhood: People Stats and Charts

	32040	Baker County	Florida	USA
Population	7.05K	28K	21.6M	331M
Population Density per Sq Mi	107	47.8	403	93.6
Population Change since 2020	+2.6%	+2.5%	+3.9%	+1.8%
Median Age	39	38	42	39
Male / Female Ratio	50%	54%	49%	50%

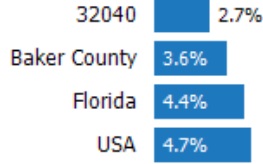
Education Levels of Population

This chart shows the educational achievement levels of adults in an area, compared with other geographies.

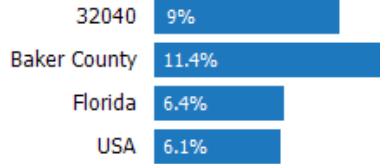
Data Source: U.S. Census American Community Survey via Esri, 2021

Update Frequency: Annually

Less Than 9th Grade



9-12th Grade/No Diploma



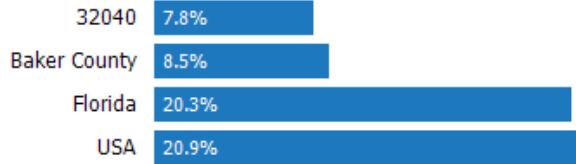
High School Graduate



Associate Degree



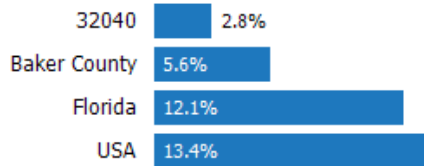
Bachelor's Degree



At Least a College Education



Grad/Professional Degree



Population of Children by Age Group

This chart shows the distribution of the population of children by age range — from birth to 17 — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

■ 32040



Population of Adults by Age Group

This chart shows the distribution of the population of adults by age range — from 18 to 75-plus — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

■ 32040



Households With Children

This chart shows the distribution of households with children, categorized by marital status, in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

■ 32040



Household Income Brackets

This chart shows annual household income levels within an area.

Data Source: U.S. Census

Update Frequency: Annually

■ 32040



Presidential Voting Pattern

This chart shows how residents of a county voted in the 2020 presidential election.

Data Source: USElectionAtlas.org

Update Frequency: Quadrennially



 Baker County

Neighborhood: Economic Stats and Charts

	32040	Baker County	Florida	USA
Income Per Capita	\$31,686	\$28,612	\$38,850	\$41,261
Median Household Income	\$76,429	\$67,872	\$67,917	\$75,149
Unemployment Rate	–	3.6%	3.5%	4.3%
Unemployment Number	–	465	383K	7.16M
Employment Number	–	12.5K	10.6M	–
Labor Force Number	–	12.9K	11M	–

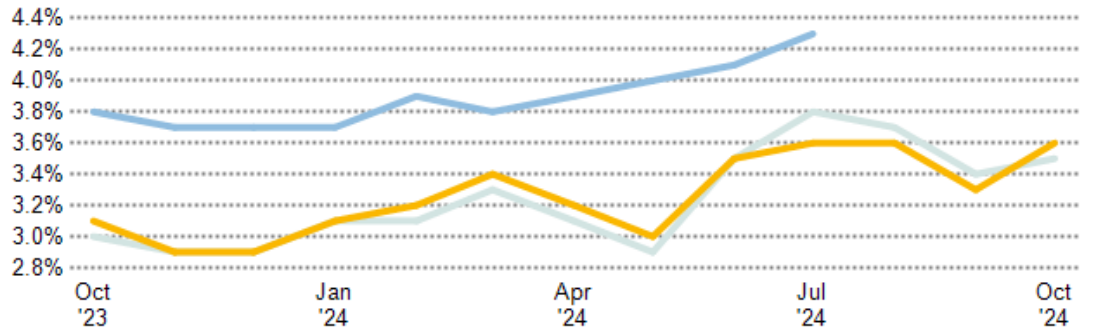
Unemployment Rate

This chart shows the unemployment trend in the area of your search. The unemployment rate is an important driver behind the housing market.

Data Source: Bureau of Labor Statistics

Update Frequency: Monthly

- Baker County
- Florida
- USA



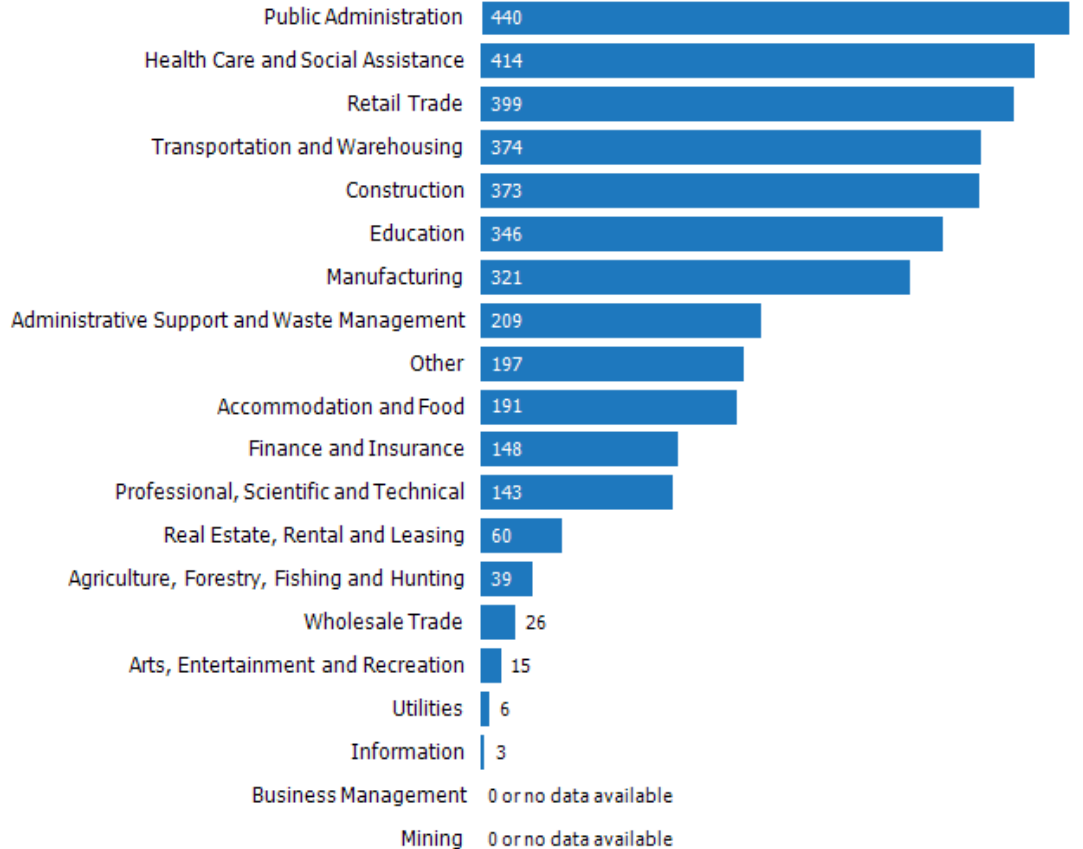
Occupational Categories

This chart shows categories of employment within an area.

Data Source: U.S. Census

Update Frequency: Annually

- 32040



Neighborhood: Quality of Life Stats and Charts

Quality of Life in 32040

	32040	Baker County	Florida	USA
Elevation (in feet)	115	116	59	–
Annual Rainfall (in inches)	60	60	56.45	–
Annual Snowfall (in inches)	0	0	0.06	–
Days of Full Sun (per year)	98	98	98	–
Travel Time to Work (in minutes)	–	31	28	27
Water Quality - Health Violations	–	–	–	–
Water Quality - Monitoring and Report Violations	–	–	–	–
Superfund Sites	0	0	91	2,466
Brownfield Sites	No	No	Yes	–

Average Commute Time

This chart shows average commute times to work, in minutes, by percentage of an area's population.

Data Source: U.S. Census

Update Frequency: Annually



■ 32040

How People Get to Work

This chart shows the types of transportation that residents of the area you searched use for their commute.

Data Source: U.S. Census

Update Frequency: Annually



■ 32040

Average Monthly Temperature

This chart shows average temperatures in the area you searched.

Data Source: NOAA

Update Frequency: Annually



■ 32040

School: Westside Elementary School

School Details

Name
Westside Elementary School

Level
Elementary

Type
Public

Grades Served
1-3

School District
Baker County School District

Address
1 Panther Cir, Glen St Mary, FL 32040

Phone
(904) 259-2216

School Facts

	Westside Elementary School	Baker County School District
Overall Grade	B+	B-
Total Enrollment	544	5,003
Students per Teacher	19:1	20:1
Students in Free Lunch Program	62%	44%
Academic Grade	B+	B-
Average GPA	-	3.45 (out of 563 responses)
Math Proficiency	67%	52%
Reading Proficiency	67%	50%
Gifted Students	1%	-
AP Enrollments	-	-
Graduation Rate	-	86%
Average ACT Score	-	24 (out of 167 responses)
Average SAT Score	-	1,110 (out of 69 responses)
Teacher Grade	A-	B-
Average Teacher Salary	\$52,184	\$52,184
Teachers in 1st or 2nd Year	6%	25%

About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others. Source: Niche Update Frequency: Quarterly

School: Baker County Middle School

School Details

Name
Baker County Middle School

Level
Middle

Type
Public

Grades Served
4-8

School District
Baker County School District

Address
211 E Jonathan St,
Macclenny, FL 32063

Phone
(904) 259-2226

School Facts

Baker County Middle School

Baker County School District

Overall Grade

B-

B-

Total Enrollment

1,102

5,003

Students per Teacher

16:1

20:1

Students in Free Lunch Program

51%

44%

Academic Grade

B-

B-

Average GPA

-

3.45 (out of 563 responses)

Math Proficiency

51%

52%

Reading Proficiency

49%

50%

Gifted Students

3%

-

AP Enrollments

-

-

Graduation Rate

-

86%

Average ACT Score

-

24 (out of 167 responses)

Average SAT Score

-

1,110 (out of 69 responses)

Teacher Grade

B

B-

Average Teacher Salary

\$52,184

\$52,184

Teachers in 1st or 2nd Year

10%

25%

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School: Baker County Senior High School

School Details

Name
Baker County Senior High School

Level
High

Type
Public

Grades Served
9-12

School District
Baker County School District

Address
1 Wildcat Dr, Glen St Mary, FL 32040

Phone
(904) 259-6286

School Facts

Baker County Senior High School

Baker County School District

Overall Grade

C+

B-

Total Enrollment

1,425

5,003

Students per Teacher

20:1

20:1

Students in Free Lunch Program

40%

44%

Academic Grade

C+

B-

Average GPA

3.45 (out of 563 responses)

3.45 (out of 563 responses)

Math Proficiency

36%

52%

Reading Proficiency

46%

50%

Gifted Students

1%

-

AP Enrollments

-

-

Graduation Rate

86%

86%

Average ACT Score

24 (out of 167 responses)

24 (out of 167 responses)

Average SAT Score

1,110 (out of 69 responses)

1,110 (out of 69 responses)

Teacher Grade

C+

B-

Average Teacher Salary

\$52,184

\$52,184

Teachers in 1st or 2nd Year

25%

25%

About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others. Source: Niche Update Frequency: Quarterly

Community Reviews for this School

Posted: 4/27/2024 by Senior

The best part about the school, in my opinion, is the band program. Mr. Moore makes everyone feel so welcomed, and ensures that there is a family environment. The absolute worst part of the school is the lack of diversity. As an African American student, it is hard to find a group of friends that look like me in every class. When it comes down to events such as Black History Month, or School Spirit week, those events tend to lack the black experience.

Posted: 10/23/2023 by Senior

Baker County High School has taught me hard lessons and basic preparation for what I will face in the future. I have been integrated in a small-town community that in the end will do anything for you. I have made difficult decisions, faced consequences, and made long-lasting relationships not only with my classmates but with my teachers and administrators as well. I know it will be bitter-sweet to move onto the next chapter of my life.

Posted: 9/26/2023 by Senior

I've had quite a good time at baker county senior high school. I feel as though I've learned a lot and been rewarded with many opportunities such as the chance to be in the nursing cte program which is helping me obtain my cna liscense before I even graduate

Posted: 7/3/2023 by Senior

Very good school. BCHS has many programs that I believe are very beneficial for people going into a plethora of fields after high school. Teacher are great too.

Posted: 5/27/2023 by Senior

The school has a very strict and overwhelming attendance policy that I personally would like to see changed. They focus o negative punishments rather than positive reinforcement. in other words, students are punished for missing school by withholding credits rather than encouraged or rewarded for good attendance. Me and most students I've spoken to all agree that they would be more excited to go if this was not the case.

About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.
- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.
- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.
- This report has been provided to you by a member of the NAR.



About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.
- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records.
- **Market conditions and forecasts** based on listing and public records data.
- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.
- **School data and reviews** from Niche.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



Update Frequency

- Listings and public records data are updated on a continuous basis.
- Charts and statistics calculated from listing and public records data are refreshed monthly.
- Other data sets range from daily to annual updates.

Learn more

For more information about RPR, please visit RPR's public website: <https://blog.narrpr.com>

