PT OF N1/2 OF S1/2 OF S1/2 OF
NE1/4 OF NW1/4 OR 1571/1455
1998 MERI DW/MH

JOHNSON REBECCA M
77002 HALLMARK LN
YULEE, FL 32097

**2023**

**02-2N-26-0000-0004-0110**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 30 | VINYL 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 70 |
| Interior Floo | 08 | SHT VINYL 30 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 2 100 |
| Frame | 02 | WOOD FRAME 100 |
| Stories | 0 | 0 100 |
| Units | | 0 100 |
| Quality | 04 | Quality Level 04 |

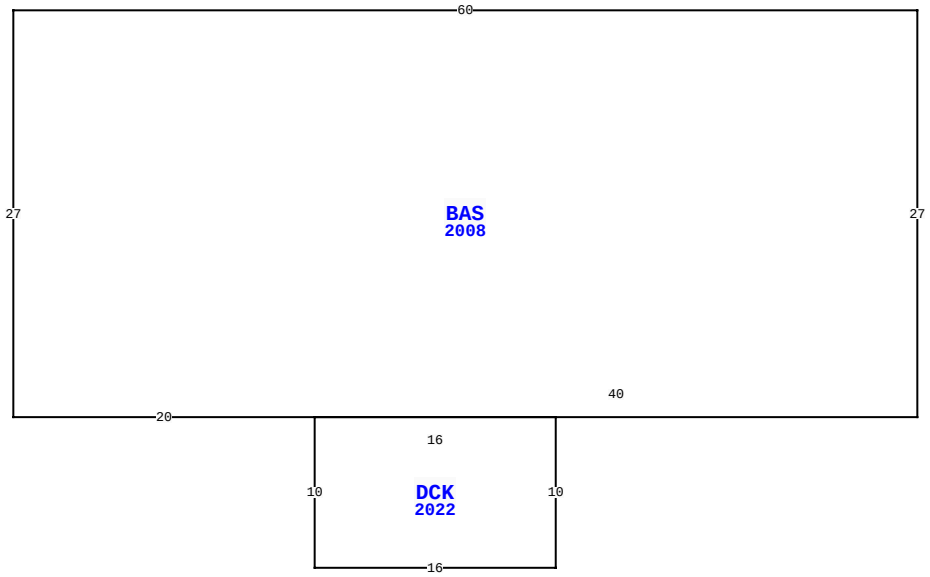
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 05
NEIGHBORHOOD/LOC 5001.00

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|
| BAS | 1,620 | 100 | 1,620 | 64,109 |
| DCK | 160 | 15 | 24 | 950 |
| TOTALS | 1,780 | | 1,644 | 65,059 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0800 | 02 | 1,644 | 128.4800 | 89.94 | 147,861 | 1998 | 1998 | 0 | 0 | 0 | 56.00 | 44.00 |

1 M/H 94+ – 100% - 2021 Heated Area: 1620 HX Base Yr 2021




77002 HALLMARK LN, YULEE

| | | | |
|---|---|---|---|
| BLD DATE | 06/03/2009 RK | LGL DATE | |
| XF DATE | | LAND DATE | |
| 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 | | 65,059 |
| TOTAL MARKET OB/XF VALUE | | 0 |
| TOTAL LAND VALUE - MARKET | | 80,550 |
| TOTAL MARKET VALUE | | 145,609 |
| SOH/AGL Deduction | | 49,886 |
| ASSESSED VALUE | | 95,723 |
| TOTAL EXEMPTION VALUE | HX HB | 50,000 |
| BASE TAXABLE VALUE | | 45,723 |
| TOTAL JUST VALUE | | 145,609 |
| NCON VALUE | | 950 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 124,069 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1571/1455 | 6/13/2008 | WD | U | I | 06 | 100 |

GRANTOR: JOHNSON REBECCA M
GRANTEE: JOHNSON REBECCA M

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=2008] W60 S27 E20 DCK=[YR=2022] S10 E16 N10 W16$ E40 N27 $ .

## EXTRA FEATURES

| 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

## 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 | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 000115 | C | SFR ACRES | 100 | 0005 | OR | 0.00 | 0.00 | 1.79 | AC | | 1.00 | 1.00 | 1.00 | 45,000.00 | 45,000.00 | 80,550 | | | | | | | |

REVIEW DATE 01/14/2021 BY KWA Total Acres: 1.79 Total Land Value: 80,550 Market: 0 Agricultural: 0 Common: 80,550 PRINTED 08/02/2023 BY SYS