PT OF E1/2 OF NE1/4
IN OR 1061 PG 888
1983 NOTT DW

BOYD BILLY L
66416 FRED MINER ESTATES DRIVE
YULEE, FL 32097

2023

03-2N-26-0000-0001-0110

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 80
Interior Floo	14	CARPET 20
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

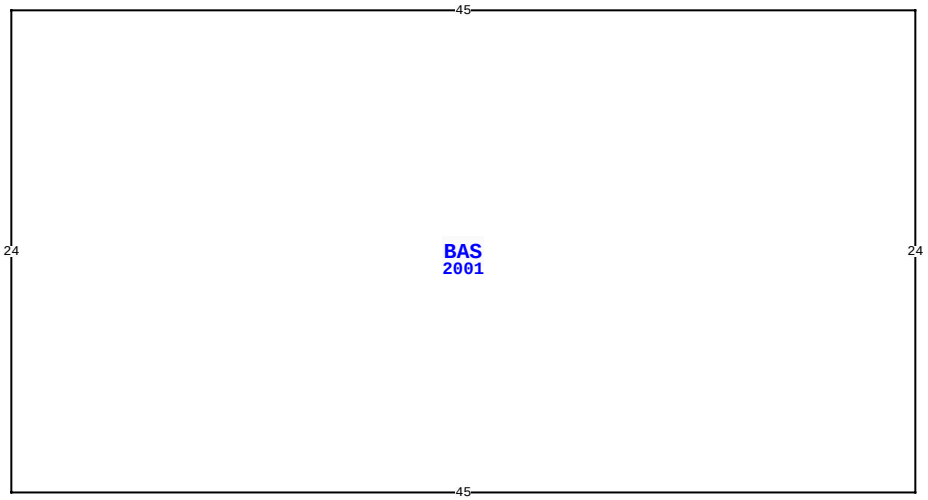
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 05
NEIGHBORHOOD/LOC 5001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100	1,080	23,335
TOTALS	1,080		1,080	23,335

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,080	110.8000	72.02	77,782	1983	1983	0	0	0	70.00	30.00

1 M/H 93- – 0% - 0 Heated Area: 1080 HX Base Yr



66416 FRED MINER ESTATE DR, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	23,335
TOTAL MARKET OB/XF VALUE	12,226
TOTAL LAND VALUE - MARKET	113,850
TOTAL MARKET VALUE	149,411
SOH/AGL Deduction	49,887
ASSESSED VALUE	99,524
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	99,524
TOTAL JUST VALUE	149,411
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	137,947

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1061/0888	6/10/2002	QC	U	V	07	100

GRANTOR: POLAND LOIS M
GRANTEE: BOYD PATRICIA A & B

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W45 S24 E45 N24 $.

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
2	0810	CONCRETE A	0	0	36	20	720.00	SF	6.50	6.50	100	1986	1986	3	52	2,434	
3	0751	UOP	0	0	36	20	720.00	SF	10.00	10.00	100	1993	1993	3	20	1,440	
5	0936	SEPTC TANK	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	0	0	3	100	6,000	
7	0752	USP	0	0	20	8	160.00	SF	15.00	15.00	100	1988	1988	3	20	480	
8	0752	USP	0	0	18	8	144.00	SF	15.00	15.00	100	1988	1988	3	20	432	
10	0940	SHEDS/PORT	0	0	12	8	96.00	SF	30.00	30.00	100	1988	1988	3	20	576	
11	0681	POLE SHED	0	0	0	0	288.00	SF	15.00	15.00	100	1988	1988	3	20	864	

LAND DESCRIPTION

TOTAL OB/XF 12,226

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	000115	C	SFR ACRES	0	0005		0.00	0.00	2.53	AC		1.00	1.00	1.00	45,000.00	45,000.00	113,850							

REVIEW DATE 09/28/2018 BY KBA Total Acres: 2.53 Total Land Value: 113,850 Market: 0 Agricultural: 0 Common: 113,850 PRINTED 08/02/2023 BY SYS