

COX FRANK & SUSAN
76263 DOVE ROAD
YULEE, FL 32097

05-2N-27-4292-0038-0010

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

05 AVERAGE 100
03 GABLE/HIP 100
03 COMP SHNGL 100
05 DRYWALL 100
14 CARPET 90
08 SHT VINYL 10
03 CENTRAL 100
04 AIR DUCTED 100

Bedrooms 3 100
Bathrooms 2 100
Frame 02 WOOD FRAME 100

Stories Units 1. 1. 100
0 100

Quality 03 Quality Level 03
DOR CODE 0200 MOBILE HOME
MAP NUM MKT AREA 04
NEIGHBORHOOD/LOC 4053.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,568	100	1,568	35,957

TOTALS	1,568		1,568	35,957
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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0820021,568117.600076.44119,8581990199000070.0030.00

M/H 93- - 0% - 0Heated Area: 1568HX Base Yr

-56-

28

BAS 1993

28

-56-

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE35,957
TOTAL MARKET OB/XF VALUE320
TOTAL LAND VALUE - MARKET95,200
TOTAL MARKET VALUE131,477
SOH/AGL Deduction60,145
ASSESSED VALUE71,332
TOTAL EXEMPTION VALUE0
BASE TAXABLE VALUE71,332
TOTAL JUST VALUE131,477
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE92,323

SALES DATA

OFF RECORD NumberDATETYPE INSTQ / U / I / V / I / RSN CD SALE PRICE

0895/05058/13/1999WD Q I35,000

GRANTOR : GOSS AUSTIN & JEAN K
GRANTEE : COX FRANK & SUSAN

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W56 S28 E56 N28\$.

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPCT UNIT TYPE D TDPH FACT% CONDTOT ADJUNIT PRICELAND VALUETHAT OTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000115CSFR ACRES0OR0.000.001.19AC1.001.001.0080,000.0080,000.0095,200

REVIEW DATE 09/20/2022 BY NWA Total Acres: 1.19 Total Land Value: 95,200 Market: 0 Agricultural: 0 Common: 95,200 PRINTED 08/02/2023 BY SYS