LOTS 61 & 62
IN OR 2097/1187
FLOOD ACRES #2 UNR

MULLIS JACQUELINE A
76027 SKYLER WAY
YULEE, FL 32097

2023

05-2N-27-4292-0061-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

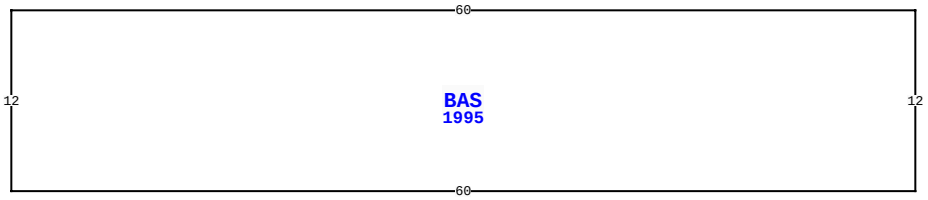
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4053.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100	720	14,546
TOTALS	720		720	14,546

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	720	103.6000	67.34	48,485	1974	1994	0	0	0	70.00	30.00

1 M/H 93- – 0% - 0 Heated Area: 720 HX Base Yr



76014 SKYLER WAY, 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	46,744
TOTAL MARKET OB/XF VALUE	280
TOTAL LAND VALUE - MARKET	288,000
TOTAL MARKET VALUE	335,024
SOH/AGL Deduction	168,067
ASSESSED VALUE	166,957
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	166,957
TOTAL JUST VALUE	335,024
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	234,474

PERMIT NUM	DESCRIPTION	AMT	ISSUED
971730	MH MOVE-ON	0	04/01/1997
8896	MH MOVE-ON	5,000	05/13/1992
8644	MH MOVE-ON	11,000	08/16/1991

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2097/1187	1/25/2017	WD	Q	I	01	130,000
GRANTOR: HAIR STEVEN G & WANDA						
GRANTEE: MULLIS JACQUELINE A						
0493/0378	7/01/1986	MS	U	V		10,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995] W60 S12 E60 N12 $.

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
1	1242	WD DECK A	0	0	8	4	32.00	SF	10.00	10.00	100	1998	1998	3	20	64	
2	0751	UOP	0	0	10	8	80.00	SF	10.00	10.00	100	1998	1998	3	27	216	

LAND DESCRIPTION

TOTAL OB/XF 280

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		OR	0.00	0.00	4.00	AC		1.00	1.00	0.90	80,000.00	72,000.00	288,000							

REVIEW DATE 09/21/2022 BY NWA Total Acres: 4.00 Total Land Value: 288,000 Market: 0 Agricultural: 0 Common: 288,000 PRINTED 08/02/2023 BY SYS

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2023

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NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 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

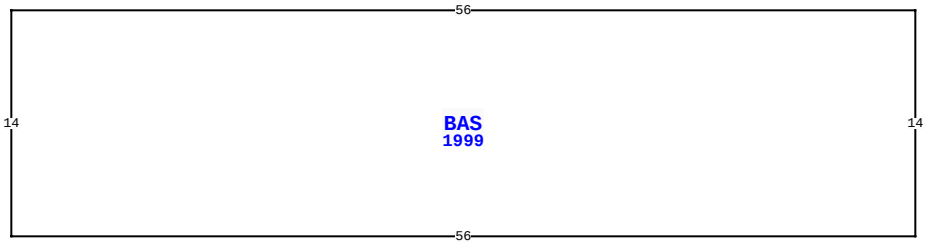
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4053.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	784	100	784	14,615
TOTALS	784		784	14,615

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	784	95.6000	62.14	48,718	1984	1984	0	0	0	70.00	30.00

2 M/H 93- – 0% - 0 Heated Area: 784 HX Base Yr



76014 SKYLER WAY, YULEE

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VALUATION BY	STANDARD
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TOTAL MARKET VALUE	335,024
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ASSESSED VALUE	166,957
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	166,957
TOTAL JUST VALUE	335,024
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	234,474

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2097/1187	1/25/2017	WD	Q	I	01	130,000
GRANTOR: HAIR STEVEN G & WANDA						
GRANTEE: MULLIS JACQUELINE A						
0493/0378	7/01/1986	MS	U	V		10,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] W56 S14 E56 N14 $.

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

REVIEW DATE 09/21/2022 BY NWA Total Acres: 4.00 Total Land Value: 288,000 Market: 0 Agricultural: 0 Common: 288,000 PRINTED 08/02/2023 BY SYS

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Interior Floo	11	CLAY TILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

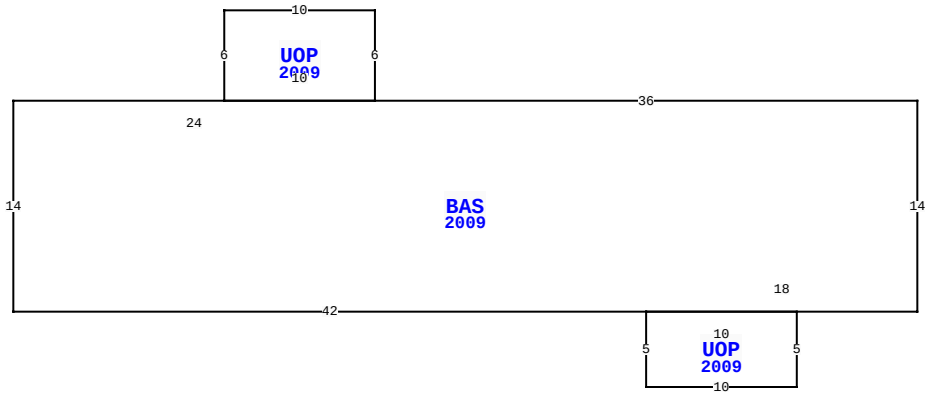
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4053.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100	840	17,035
UOP	50	25	12	243
UOP	60	25	15	304
TOTALS	950		867	17,583

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	867	104.0000	67.60	58,609	1983	1983	0	0	0	70.00	30.00

3 M/H 93- – 0% - 0 Heated Area: 840 HX Base Yr



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GRANTEE: MULLIS JACQUELINE A						
0493/0378	7/01/1986	MS	U	V		10,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2009] W36UOP=[YR=2009] N6 W10 S6 E10 $ W24 S14
E42UOP=[YR=2009] S5 E10 N5 W10 $ E18 N14$.

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

REVIEW DATE 09/21/2022 BY NWA Total Acres: 4.00 Total Land Value: 288,000 Market: 0 Agricultural: 0 Common: 288,000 PRINTED 08/02/2023 BY SYS