

LOT 1 R621464
IN OR 926/740
EX S-1 S-2 & S-3

COONER MARVIN K & SANDRA E
67179 COONERVILLE ROAD
YULEE, FL 32097

2023

05-3N-26-2340-0001-0000



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	25 MOD METAL 70
Exterior Wall	05 AVERAGE 30
Roof Structure	01 FLAT 100
Roof Cover	01 MINIMUM 100
Interior Wall	04 PLYWOOD 50
Interior Wall	05 DRYWALL 50
Interior Floor	14 CARPET 90
Interior Floor	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	05
NEIGHBORHOOD/LOC	5001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100	720	13,859
BAS	144	100	144	2,772
SFB	336	80	269	5,178

TOTALS	1,200	1,133	21,808
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W			
2	0940	SHEDS/PORT	0	100	8	12			
7	0940	SHEDS/PORT	0	100	8	10			
10	0751	UOP	0	0	12	10			
11	0751	UOP	0	100	6	4			
12	0350	CARPORT WD	0	100	12	20			
13	0350	CARPORT WD	0	100	16	16			
14	0940	SHEDS/PORT	0	100	8	8			
19	0751	UOP	0	100	8	4			

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	F D
1	000102	C	SFR/MH	100	000

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,133	98.7000	64.16	72,693	1970	1974	0	0	0 70.00	30.00
1 M/H 93- - 100% - 0											
Heated Area: 1133 HX Base Yr											

67179 COONERVILLE RD, YULEE											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											4
VALUATION SUMMARY											
VALUATION BY											
STANDARD											
Tax Group: 4											
Tax Dist:											
BUILDING MARKET VALUE											
21,808											
TOTAL MARKET OB/XF VALUE											
2,538											
TOTAL LAND VALUE - MARKET											
65,250											
TOTAL MARKET VALUE											
89,596											
SOH/AGL Deduction											
60,724											
ASSESSED VALUE											
28,872											
TOTAL EXEMPTION VALUE											
HX HB											
25,000											
BASE TAXABLE VALUE											
3,872											
TOTAL JUST VALUE											
89,596											
NCON VALUE											
0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE											
82,579											

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M10114	MECH OTHER	0	08/01/2005
P09739	OTHER	0	07/01/2005
95-02293	XFOB	4,704	10/01/1995
9124	MH MOVE-ON	1,000	11/30/1992
8524	MH MOVE-ON	4,000	05/01/1991

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
0926/0740	3/30/2000	QC	U	I	01	100			
GRANTOR: COONER MARVIN K									
GRANTEE: COONER MARVIN & SAN									
0614/1021	12/19/1990	WD	Q	V		23,300			
GRANTOR: WINGATE CLAUDE & M L									
GRANTEE: COONER MARVIN K									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1995] W4 SFB=[YR=2005] N12 W28 S12 E28\$ W56											
BAS=[YR=2005] W12 S12 E12 N12\$ S12 E60 N12\$.											