PT NW1/4 OF NW1/4 OF NE1/4
PAR 2-3 IN OR 264/331
(EX R/W PT OR 408/10)

GLOVER SYLVIA EST
C/O JAMES GLOVER, 76090 HARPER CHAPEL RD
YULEE, FL 32097

2023

07-2N-27-0000-0002-0030

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 100
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Quality	03	Quality Level 03

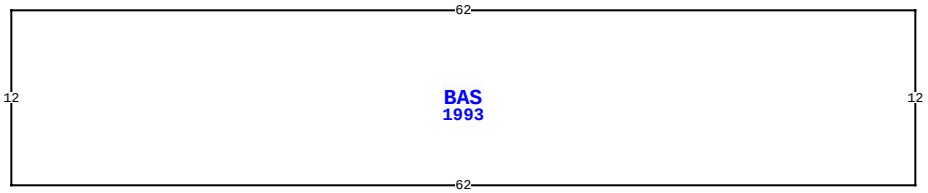
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4053.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	744	100	744	11,316
TOTALS	744		744	11,316

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	744	78.0000	50.70	37,721	1972	1972	0	0	0	70.00	30.00

1 M/H 93- – 0% - 0 Heated Area: 744 HX Base Yr



76090 HARPER CHAPEL RD, 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	11,316
TOTAL MARKET OB/XF VALUE	256
TOTAL LAND VALUE - MARKET	80,000
TOTAL MARKET VALUE	91,572
SOH/AGL Deduction	56,937
ASSESSED VALUE	34,635
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	34,635
TOTAL JUST VALUE	91,572
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	52,612

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6646	CHNGE SRVC	0	05/04/1990

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0264/0331	5/01/1978	DC	U	V		100
GRANTOR:						
GRANTEE:						
0143/0083	1/01/1973	WD	Q	V		800
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W62 S12 E62 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	16	8	128.00	SF	10.00	10.00	100	1992	1992	3	20	256	

LAND DESCRIPTION

TOTAL OB/XF 256

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	000102	C	SFR/MH	0	0007	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 09/19/2022 BY NWA Total Acres: 1.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/02/2023 BY SYS