

WILSON WILLIAM HENRY & JOLYNN
75302 EDWARDS RD
YULEE, FL 32097

14-2N-26-4280-0015-0020

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 10003GABLE/HIP 10003COMP SHNGL 10005DRYWALL 10014CARPET 8008SHT VINYL 2003CENTRAL 10004AIR DUCTED 1003 1002 10002WOOD FRAME 1001. 1. 1000 10004DIST 01 100Quality06Quality Level 06DOR CODE0200MOBILE HOMEMAP NUMMKT AREA05NEIGHBORHOOD/LOC5001.00AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUEBAS1,4311001,431129,724TOTALS1,4311,431129,724EXTRA FEATURES75302 EDWARDS RD, YULEE

MARKET ADJUSTMENTS

TYPEDMDLEFF. AREA10800021,431152.3600EFF. BASE RATE106.65REPL. COST NEW152,616AYB2002EYB2015ECONFNCT00NORM% COND015.0085.00Heated Area: 1431HX Base Yr 2020BAS2002

NASSAU COUNTY PROPERTY

PAGE 1 of 1VALUATION SUMMARYVALUATION BYSTANDARDTax Group: 4Tax Dist:BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE129,7241,59660,000191,32064,257127,06350,00077,063191,3200158,565SALES DATAOFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CDPRICE SALE PRICEGRANTOR: COLBORN JEANNE MGRANTEE: WILSON WILLIAM HENR1089/146410/23/2002WD U I I 10100GRANTOR: HUTSON DIANEGRANTEE: COLBORN JEANNE MARIBUILDING NOTESBUILDING DIMENSIONSBAS=[YR=2002] W53 S27 E53 N27 \$.

LAND DESCRIPTION

LNUSE CODECLS1000102C

SFR/MH

CAP100

RDM

FRONT200.00

DEPTH200.00

TOT LND UTS1.00

UNIT LT

D T

DPHT FACT1.00

% COND1.00

TOT ADJ1.00

UNIT PRICE60,000.00

ADJ UNIT PRICE60,000.00

LAND VALUE60,000

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

REVIEW DATE05/10/2022BYKBA

Total Acres: 0.00Total Land Value: 60,000Market: 0Agricultural: 0Common: 60,000PRINTED 08/02/2023 BY SYS