LOTS 66 & 67
IN OR 1904/1053
R672329 & R672330

DAUGHTRY JOSEPH D SR/RAULERSON BETTY JO
75136 JOHNSON LAKE RD
YULEE, FL 32097

2023

18-2N-27-4315-0066-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

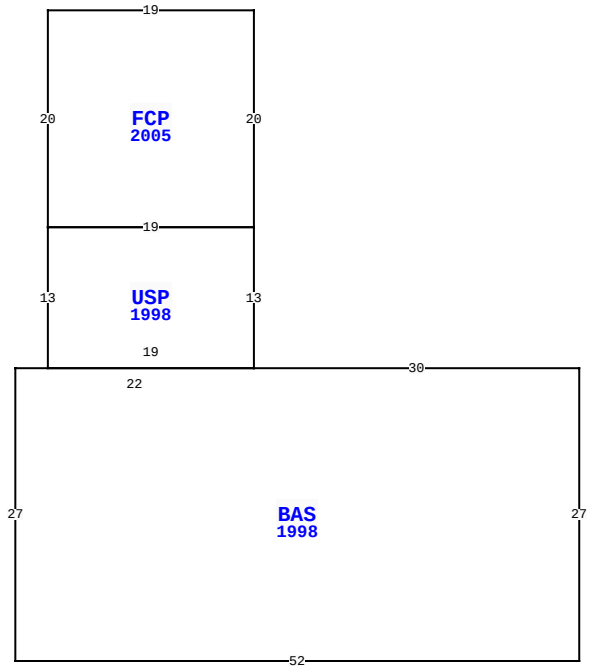
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5010.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100	1,404	46,074
FCP	380	25	95	3,118
USP	247	50	124	4,069
TOTALS	2,031		1,623	53,260

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,623	117.2000	82.04	133,151	1996	1996	0	0	0	60.00	40.00

1 M/H 94+ – 0% - 0 Heated Area: 1404 HX Base Yr



75136 JOHNSON LAKE 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	53,260
TOTAL MARKET OB/XF VALUE	16,125
TOTAL LAND VALUE - MARKET	97,500
TOTAL MARKET VALUE	166,885
SOH/AGL Deduction	50,336
ASSESSED VALUE	116,549
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	116,549
TOTAL JUST VALUE	166,885
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	147,012

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E25692	REMODEL	0	12/01/2012
961380	MH MOVE-ON	0	06/01/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1904/1053	2/19/2014	QC	U	I	11	100
GRANTOR: DAUGHTRY JOSEPH D SR						
GRANTEE: DAUGHTRY JOSEPH D S						
1563/1070	4/28/2008	QC	U	I	01	100
GRANTOR: DANSEREAU KEITH H JR						
GRANTEE: DAUGHTRY JOSEPH D S						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1998] W30 USP=[YR=1998] N13 FCP=[YR=2005] N20 W19 S20 E19$ W19 S13 E19$ W22 S27 E52 N27$.

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	0300	BOAT DCK W	0	0	13	22	286.00	SF	40.00	40.00	100	1980	1980	3	20	2,288	
2	0810	CONCRETE A	0	0	60	4	240.00	SF	6.50	6.50	100	1989	1989	3	59.5	928	
3	0100	BAR-B-Q	0	0	0	0	1.00	UT	200.00	200.00	100	1992	1992	3	20	40	
5	0751	UOP	0	0	10	30	300.00	SF	10.00	10.00	100	1996	1996	3	25	750	
7	1242	WD DECK A	0	0	12	12	144.00	SF	10.00	10.00	100	1990	1990	3	20	288	
8	0350	CARPORT WD	0	0	0	0	398.00	SF	13.00	13.00	100	2003	2003	3	22	1,138	
9	0812	CONCRETE C	0	0	0	0	2,248.00	SF	4.00	4.00	100	2004	2004	3	86	7,733	
10	0351	CARPORT MT	0	0	20	20	400.00	SF	10.00	10.00	100	2015	2015	3	74	2,960	

LAND DESCRIPTION

TOTAL OB/XF 16,125

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	000133	C	SFR LAKE	0		RM	200.00	180.00	2.00	LT		1.00	1.00	0.75	65,000.00	48,750.00	97,500							

REVIEW DATE 05/25/2022 BY NWA Total Acres: 0.00 Total Land Value: 97,500 Market: 0 Agricultural: 0 Common: 97,500 PRINTED 08/02/2023 BY SYS