

JONES JOYCE A
75421 JOHNSON LAKE RD
YULEE, FL 32097

18-2N-27-4316-0025-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1									
CONSTRUCTION										VALUATION SUMMARY																													
ELEMENT		CD		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION BY		STANDARD									
Exterior Wall		30		VINYL 100		0800		02		1,575		117.6000		82.32		129,654		1999		2004		0		0		0 44.00		56.00		Tax Group: 4		Tax Dist:							
Roof Structur		03		GABLE/HIP 100		1		M/H 94+ - 100% - 2019																				BUILDING MARKET VALUE		72,606									
Roof Cover		03		COMP SHNGL 100																								TOTAL MARKET OB/XF VALUE		7,906									
Interior Wall		05		DRYWALL 100																								TOTAL LAND VALUE - MARKET		55,000									
Interior Floo		14		CARPET 90																								TOTAL MARKET VALUE		135,512									
Interior Floo		08		SHT VINYL 10																								SOH/AGL Deduction		70,634									
Air Condition		03		CENTRAL 100																								ASSESSED VALUE		64,878									
Heating Type		04		AIR DUCTED 100																						HX HB		TOTAL EXEMPTION VALUE		39,878									
Bedrooms				3 100																								BASE TAXABLE VALUE		25,000									
Bathrooms				2 100																								TOTAL JUST VALUE		135,512									
Frame		02		WOOD FRAME 100																								NCON VALUE		0									
Stories		1.		1. 100																								INCOME VALUE											
Units				0 100																								PREVIOUS YEAR MKT VALUE		112,761									
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		1,488		100		1,488		68,596																															
DCK		80		15		12		553																															
DCK		100		15		15		692																															
USP		120		50		60		2,766																															
TOTALS		1,788				1,575		72,606																															
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									
1		0810		CONCRETE A		0 100		6 5		30.00		SF		6.50		6.50		100		1999		1999		3		79		154											
2		1242		WD DECK A		0 100		20 10		200.00		SF		10.00		10.00		100		1999		1999		3		20		400											
3		1242		WD DECK A		0 100		10 8		80.00		SF		10.00		10.00		100		1999		1999		3		20		160											
4		0940		SHEDS/PORT		0 100		16 12		192.00		SF		30.00		30.00		100		2015		2015		3		74		4,262											
5		0351		CARPORT MT		0 100		22 18		396.00		SF		10.00		10.00		100		2015		2015		3		74		2,930											