BLOCK 2 LOT 12
IN OR 1925/1774
2001 SPRI DW/MH

BARRY OLIVIA A
85379 LIL WILLIAM RD
FERNANDINA BEACH, FL 32034

2023

25-2N-27-1475-0002-0120

BUILDING CHARACTERISTICS

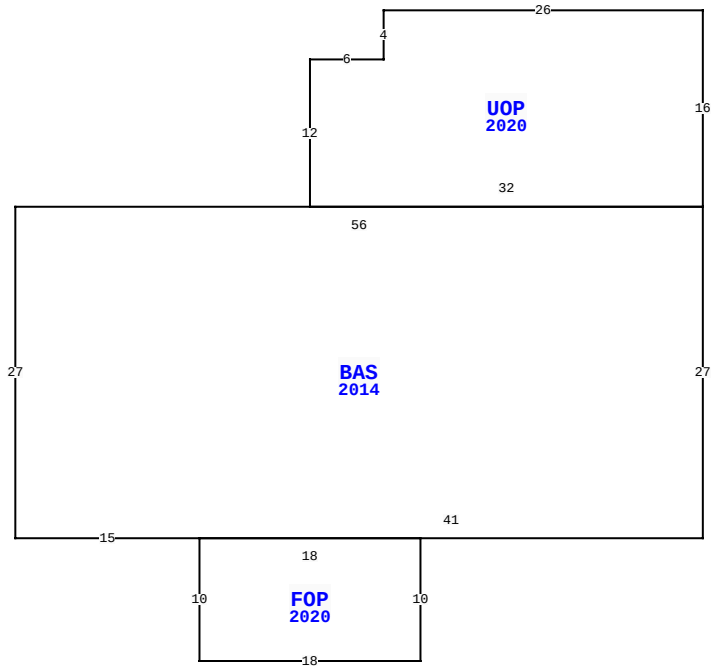
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4004.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100	1,512	62,022
FOP	180	30	54	2,215
UOP	488	25	122	5,005
TOTALS	2,180		1,688	69,242

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,688	117.2000	82.04	138,484	2001	2001	0	0	0	50.00	50.00

2 M/H 94+ – 100% - 2016 Heated Area: 1512 HX Base Yr 2016



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/26/2023 MLU
INC DATE		AG DATE	

85379 LIL WILLIAM RD, FERNANDINA BEACH

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		69,242
TOTAL MARKET OB/XF VALUE		3,430
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		157,672
SOH/AGL Deduction		93,041
ASSESSED VALUE		64,631
TOTAL EXEMPTION VALUE	HX HB SX WX	64,631
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		157,672
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		102,437

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH145593	CO ISSUED	0	02/05/2015
MH145593	MH MOVE-ON	0	09/01/2014
MO971735	MH MOVE-ON	0	04/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1925/1774	7/02/2014	WD	U	I	37	20,000
GRANTOR: STREET MATTHEW & KIMB						
GRANTEE: BARRY FLOYD E & OLI						
0668/0475	10/12/1992	WD	Q	V		12,800
GRANTOR: SHEFFIELD WM ETAL						
GRANTEE: STREET MATTHEW & KI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2014] W56 S27 E15 FOP=[YR=2020] S10 E18 N10 W18$E41 N27 $ UOP=[YR=2020] N16 W26 S4 W6 S12 E32$.

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
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2016	2016	3	98	3,430	

LAND DESCRIPTION

TOTAL OB/XF 3,430

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	100		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

REVIEW DATE 06/18/2021 BY NWA Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 08/02/2023 BY SYS