

PT GOVT LOT 3 OF SEC 35-2N-28E
IN OR 1633/883 BEING PARCEL B
& ESMT'S IN OR 951/708 &

JACKSON JEFFREY B
UNIT 4550 BOX 3006
DPO, AP 96504-3006

2023

35-2N-28-0000-0001-0300



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 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100

Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100	1,200	29,434
TOTALS	1,200		1,200	29,434

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
3	1242	WD DECK A	0	0	16	8		10.00	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	0	0007	OR	0.00	0.00	1.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,200	116.8000	81.76	98,112	1994	1994	0	0	0	70.00	30.00
1 M/H 94+ - 0% - 0												
Heated Area: 1200												
HX Base Yr												
25 48 25 48 BAS 2010												

					BLD DATE					LGL DATE			
					XF DATE					LAND DATE		05/30/2023	
					INC DATE					AG DATE		MLU	
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES			
128.00	SF	10.00	10.00	100	2001	2001	3	20	256				

TOTAL OB/XF													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND
1	000115	C	SFR ACRES	0	0007	OR	0.00	0.00	1.00	AC		1.00	1.00

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		29,434	
TOTAL MARKET OB/XF VALUE		256	
TOTAL LAND VALUE - MARKET		71,250	
TOTAL MARKET VALUE		100,940	
SOH/AGL Deduction		25,343	
ASSESSED VALUE		75,597	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		75,597	
TOTAL JUST VALUE		100,940	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		72,297	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C5275	CO ISSUED	0	07/06/2010
M15340	H/AC	0	05/01/2010
P14286	OTHER	0	05/01/2010
MH013512	MH MOVE-ON	0	06/01/2001

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1633/0883	7/31/2009	WD	Q	I	01
GRANTOR: CHAE PROPERTIES LLC					
GRANTEE: JACKSON JEFFREY B					
1335/1848	7/25/2005	WD	U	I	11
GRANTOR: NASSAU RURAL PROPERTY					
GRANTEE: CHAE PROPERTIES LLC					

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2010] W48 S25 E48 N25 \$.													