IN OR 1550/1088 & OR 1554/277
ESMT OR 561/230

MADDOX DEBORAH MARIE
85504 MINER RD
YULEE, FL 32097

2023

38-2N-27-0000-0019-0110

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

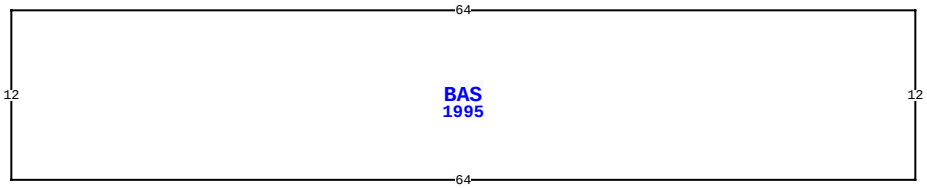
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4053.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	768	100	768	14,167
TOTALS	768		768	14,167

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	768	94.6000	61.49	47,224	1993	1993	0	0	0	70.00	30.00

1 M/H 93- – 100% - 2008 Heated Area: 768 HX Base Yr 2008



VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		14,167
TOTAL MARKET OB/XF VALUE		102
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		94,269
SOH/AGL Deduction		62,679
ASSESSED VALUE		31,590
TOTAL EXEMPTION VALUE	HX HB WX	30,000
BASE TAXABLE VALUE		1,590
TOTAL JUST VALUE		94,269
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		65,563

PERMIT NUM	DESCRIPTION	AMT	ISSUED
95 987	MH MOVE-ON	0	07/01/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1554/0277	3/05/2008	PR	U	I	06	100
GRANTOR: ATOL PEGGY P/R						
GRANTEE: MADDOX DEBORAH MARI						
1550/1088	2/11/2008	WD	U	I	06	100
GRANTOR: ATOL PEGGY JOYCE						
GRANTEE: MADDOX DEBORAH MARI						

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

85504 MINER RD, YULEE

BUILDING NOTES

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	1243	WD DECK F	0	100	8	8	64.00	SF	8.00	8.00	100	1995	1995	3	20	102	

BUILDING DIMENSIONS

BAS=[YR=1995] W64 S12 E64 N12$.

LAND DESCRIPTION

TOTAL OB/XF 102

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	000115	C	SFR ACRES	100	0005	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 08/03/2020 BY NWA Total Acres: 1.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/02/2023 BY SYS