IN OR 2603/846

GET15 LLC
96146 YAHTZEE LN
YULEE, FL 32097

2023

38-3N-28-0000-0002-0030

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 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

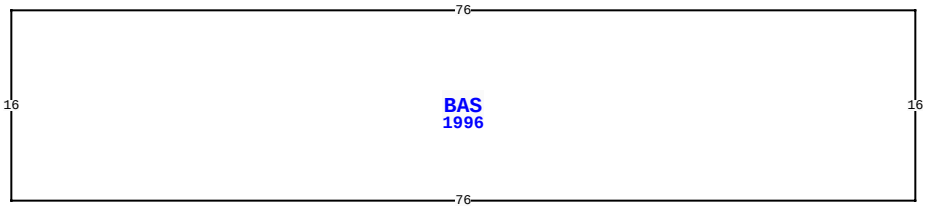
NEIGHBORHOOD/LOC 4031.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100	1,216	36,704
TOTALS	1,216		1,216	36,704

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,216	123.2000	86.24	104,868	1995	1995	0	0	0	65.00	35.00

1 M/H 94+ – 0% - 2023 Heated Area: 1216 HX Base Yr



96146 YAHTZEE LN, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/20/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	36,704
TOTAL MARKET OB/XF VALUE	158
TOTAL LAND VALUE - MARKET	67,600
TOTAL MARKET VALUE	104,462
SOH/AGL Deduction	0
ASSESSED VALUE	104,462
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	104,462
TOTAL JUST VALUE	104,462
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	82,341

PERMIT NUM	DESCRIPTION	AMT	ISSUED
94 747	MH MOVE-ON	0	12/01/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2603/0846	11/15/2022	QC	U	I	11	100
GRANTOR: GILL JERRY BRANDON						
GRANTEE: GET15 LLC						
1201/0966	1/13/2004	WD	Q	I		50,000
GRANTOR: CARTER BRUCE E						
GRANTEE: GILL JERRY BRANDON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1996] W76 S16 E76 N16$.

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	1242	WD DECK A	0	0	6	12	72.00	SF	10.00	10.00	100	2003	2003	3	22	158	

LAND DESCRIPTION

TOTAL OB/XF 158

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	0		RMH	281.00	97.00	0.65	AC		1.00	1.00	1.30	80,000.00	104,000.00	67,600							

REVIEW DATE 10/12/2017 BY KWX Total Acres: 0.65 Total Land Value: 67,600 Market: 0 Agricultural: 0 Common: 67,600 PRINTED 08/02/2023 BY SYS