

PARCEL 93-1 & 88-1
OR 138/395 & OR 138/397

STRICKLAND MILDRED BERTHA EST
85001 DURRANCE AVE
YULEE, FL 32097

2023

42-2N-27-0000-0093-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 90
Interior Wall	04	PLYWOOD 10
Interior Floo	08	SHT VINYL 90
Interior Floo	14	CARPET 10
Air Condition	03	CENTRAL 100
Heating Type	02	CONVECTION 100
Bedrooms	3	100
Bathrooms	1	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

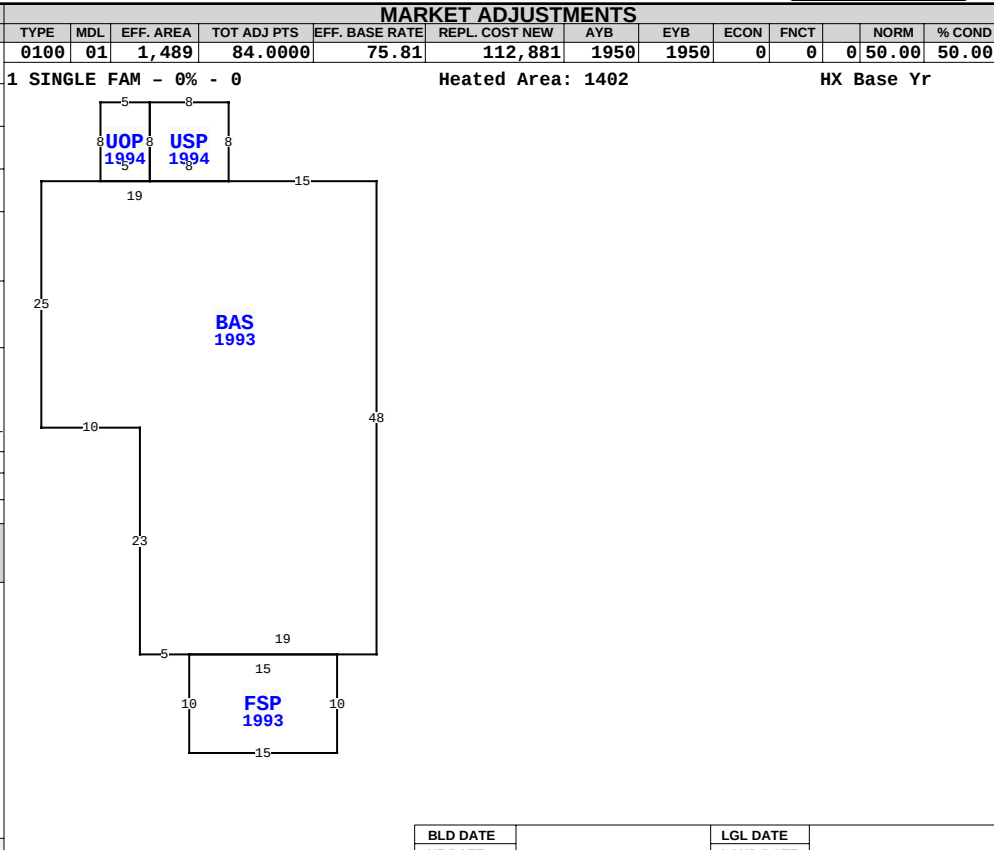
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4053.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,402	100	1,402	53,143
FSP	150	40	60	2,275
UOP	40	20	8	303
USP	64	30	19	720
TOTALS	1,656		1,489	56,440

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0820	WOOD WALK	0	0	0	0	202.00	SF	11.75	11.75	
2	0940	SHEDS/PORT	0	0	10	6	60.00	SF	30.00	30.00	
5	0810	CONCRETE A	0	0	10	4	40.00	SF	6.50	6.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000115	C	SFR ACRES	0		OR	0.00	0.00	0.98	AC	



MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,489	84.0000	75.81	112,881	1950	1950	0	0	50.00	50.00

TOTAL OB/XF											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000115	C	SFR ACRES	0		OR	0.00	0.00	0.98	AC	

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY										STANDARD	
Tax Group: 4										Tax Dist:	
BUILDING MARKET VALUE										56,440	
TOTAL MARKET OB/XF VALUE										1,470	
TOTAL LAND VALUE - MARKET										62,720	
TOTAL MARKET VALUE										120,630	
SOH/AGL Deduction										37,930	
ASSESSED VALUE										82,700	
TOTAL EXEMPTION VALUE										0	
BASE TAXABLE VALUE										82,700	
TOTAL JUST VALUE										120,630	
NCON VALUE										0	
INCOME VALUE										0	
PREVIOUS YEAR MKT VALUE										90,495	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R992130	REPAIR/RRF	1,500	11/01/1999

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0975/1245	3/14/2001	QC	U	I	06	100	
GRANTOR: GOTZON LINDA J							
GRANTEE: STRICKLAND VERNELL							
0138/0395	1/01/1973	WD	U	I		100	
GRANTOR:							
GRANTEE:							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W15 USP=[YR=1994] N8 W8 UOP=[YR=1994] W5 S8 E5 N8\$ S8 E8\$ W19 S25 E10 S23 E5 FSP=[YR=1993] S10 E15N10 W15\$ E19 N48\$.											