PT OF LOT 10
IN OR 1970/1361
YULEE FARMS SUB 1 PB 2/37

ROBERTS JASON DARRELL
85208 HARTS RD
YULEE, FL 32097

2023

42-2N-27-4500-0010-0010

BUILDING CHARACTERISTICS

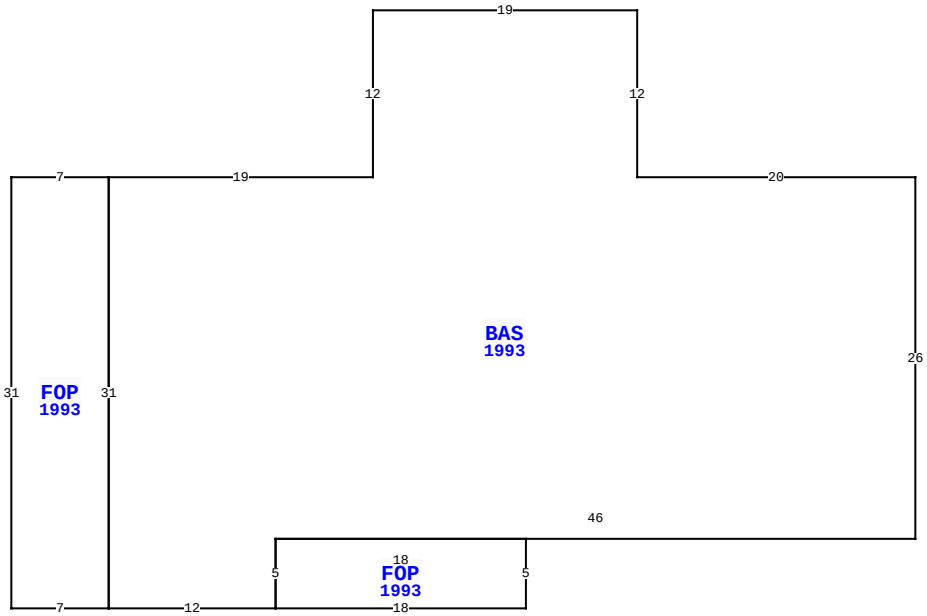
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	05	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	03	PLASTER 50
Interior Wall	05	DRYWALL 50
Interior Floo	09	PINE WOOD 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4048.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,796	100	1,796	117,662
FOP	90	30	27	1,769
FOP	217	30	65	4,258
TOTALS	2,103		1,888	123,689

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,888	115.8654	104.57	197,428	1960	1960	0	0	0	37.35	62.65

1 SINGLE FAM – 100% - 2016 Heated Area: 1796 HX Base Yr 2016



85208 HARTS RD, YULEE

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		123,689
TOTAL MARKET OB/XF VALUE		5,249
TOTAL LAND VALUE - MARKET		54,320
TOTAL MARKET VALUE		183,258
SOH/AGL Deduction		84,742
ASSESSED VALUE		98,516
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		48,516
TOTAL JUST VALUE		183,258
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		136,276

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C4906	CO ISSUED	0	02/01/2007
E18819	ELEC OTHER	0	02/01/2007
MH4906	MH MOVE-ON	0	02/01/2007
M12721	MECH OTHER	0	02/01/2007
P12155	OTHER	0	02/01/2007
971802	MH MOVE-ON	0	06/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1970/1361	3/27/2015	WD	U	I	40	85,000
GRANTOR: FORDE WILLIAM D JR &						
GRANTEE: ROBERT JASON DARREL						
0761/0996	5/31/1996	WD	U	I	18	100
GRANTOR: FORDE TOMMYLOU & WM D						
GRANTEE: FORDE TOMMYLOU & WM						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W20 N12 W19 S12 W19 FOP=[YR=1993] W7 S31 E7 N31$ S31 E12 FOP=[YR=1993] E18 N5 W18 S5$ N5 E46 N26$.

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
2	0940	SHEDS/PORT	0	100	16	12	192.00	SF	9.90	9.90	100	1970	1970	3	20	380	
3	0511	GARAGE CB-	0	100	20	24	480.00	SF	40.00	40.00	100	1964	1964	3	20	3,840	
4	0810	CONCRETE A	0	100	14	10	140.00	SF	6.50	6.50	100	1995	1995	3	72	655	
7	0350	CARPORT WD	0	100	20	12	240.00	SF	7.80	7.80	100	1998	1998	3	20	374	

LAND DESCRIPTION

TOTAL OB/XF 5,249

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	0.68	AC		1.00	1.00	1.00	80,000.00	80,000.00	54,320							

REVIEW DATE 12/06/2022 BY NWA Total Acres: 0.68 Total Land Value: 54,320 Market: 0 Agricultural: 0 Common: 54,320 PRINTED 08/02/2023 BY SYS