

BLOCK 2 LOT 6
IN OR 2094/1695
YULEE WOODS #2 PB 5/83 & 84

MOORE MICHAEL G & KATHRYN A
85274 THERESA ROAD
YULEE, FL 32097

2023

42-2N-27-4612-0002-0060



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	30 VINYL 100
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	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	1. 1. 100
Units	0 100

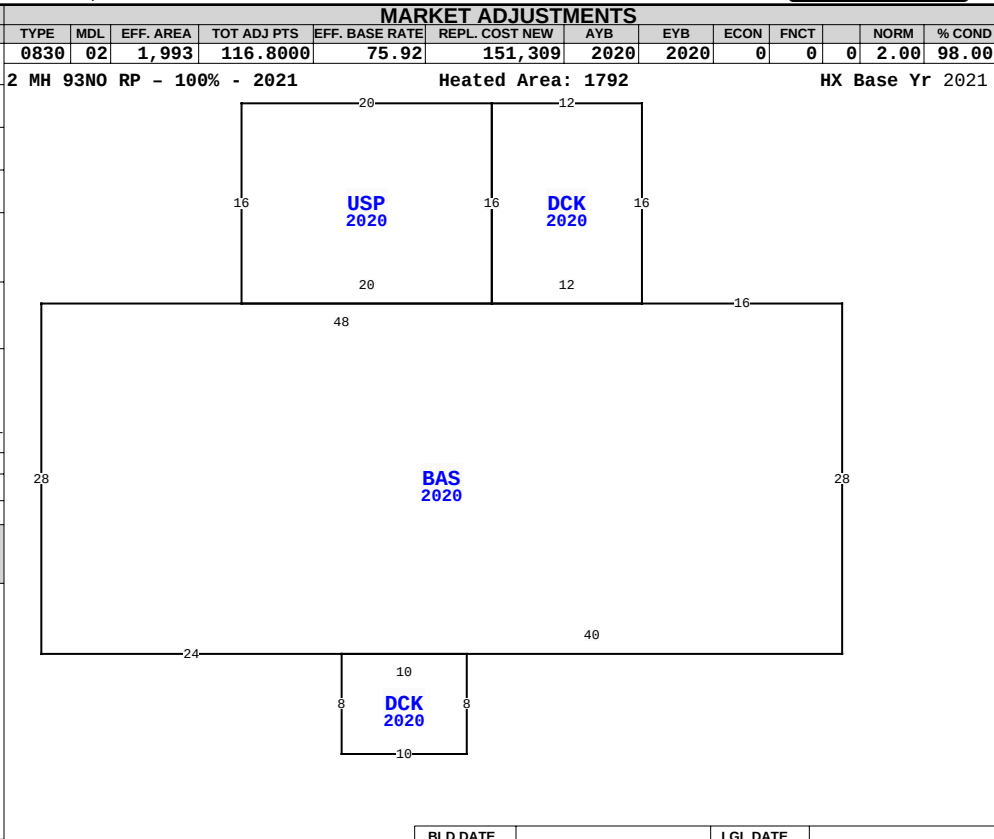
Quality	03	Quality Level 03	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4048.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,792	100	1,792	133,328
DCCK	80	15	12	893
DCCK	192	15	29	2,158
USP	320	50	160	11,904
TOTALS	2,384		1,993	148,283

TOTALS		2,384		1,993		148,283	
EXTRA FEATURES							
L N	OB/ XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0500	FP-PRE FAB	0	100	0	0	
2	0350	CARPORT WD	0	100	35	14	

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000102	C	SFR/MH	100	0006

REVIEW DATE 03/15/2021 BY NW



85274 THERESA RD, YULEE	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

NASSAU COUNTY PROPERTY		PAGE 1 of 2	4
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE			168,041
TOTAL MARKET OB/XF VALUE			4,739
TOTAL LAND VALUE - MARKET			80,000
TOTAL MARKET VALUE			252,780
SOH/AGL Deduction			62,158
ASSESSED VALUE			190,622
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			140,622
TOTAL JUST VALUE			252,780
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			185,190

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20009750	ADDITION	23,184	10/15/2020
20005833	CO ISSUED	0	07/07/2020
20002068	MH MOVE-ON	0	04/23/2020
7734	XFOB	15,000	03/09/1989

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2094/1695	1/11/2017	SW	U	I	12	27,000
GRANTOR: BANK OF AMERICA NA						
GRANTEE: MOORE MICHAEL G & K						
2064/0728	8/10/2016	QC	U	I	11	100
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: BANK OF AMERICA NA						

BUILDING NOTES	
----------------	--

BUILDING DIMENSIONS	
BAS=[YR=2020] W16 DCK=[YR=2020] N16 W12 USP=[YR=2020] W20 S16 E20 N16\$ S16 E12 \$ W48 S28 E24 DCK=[YR=2020] S8 E10 N8 W10\$E40 N28\$.	

LAND DESCRIPTION		TOTAL OB/XF	
		4,739	

Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/02/2023 BY SYS

BLOCK 2 LOT 6
IN OR 2094/1695
YULEE WOODS #2 PB 5/83 & 84

MOORE MICHAEL G & KATHRYN A
85274 THERESA ROAD
YULEE, FL 32097

2023

42-2N-27-4612-0002-0060



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	25	MOD METAL 100		
Roof Structure	10	STEEL FRME 100		
Roof Cover	12	MODULAR MT 100		
Interior Wall	07	NONE 100		
Interior Floor	03	CONC FINSH 100		
Air Condition	01	NONE 100		
Heating Type	01	NONE 100		
Bedrooms		0 100		
Bathrooms		0 100		
Frame	05	STEEL 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	05	Quality Level 05		
DOR CODE	0200	MOBILE HOME		
MAP NUM		MKT AREA	04	
NEIGHBORHOOD/LOC	4048.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100	960	19,758
TOTALS	960		960	19,758

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
6500	01	960	59.4000	20.79	19,958	2021	2021	0	0	1.00	99.00
3 GARAGE RES - 100% - 2021				Heated Area: 960				HX Base Yr 2021			
24 40 24 40 BAS 2021											

BLD DATE	LGL DATE
XF DATE	LAND DATE