

BLOCK 4 LOTS 7 & 8
1N OR 481/36 R359925 R359724
YULEE WOODS #2 PB 5/83 & 84

BLANTON ROGER D & DIANE C
85638 ALENE RD
YULEE, FL 32097

2023

42-2N-27-4612-0004-0070



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	12	CEDAR 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		
BUD8 Adjustme	04	DIST 01 100		
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	1,512	100	1,512	35,145
FCP	704	25	176	4,091
FEP	216	85	184	4,277
FOP	432	30	130	3,022
FOP	200	30	60	1,395
TOTALS	3,064		2,062	47,929

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0820	02	2,062	119.2000	77.48	159,764	1988	1993	0	0	0	70.00	30.00	
1 M/H 93- - 100% - 0													
Heated Area: 1696													
HX Base Yr													

NASSAU COUNTY PROPERTY						PAGE 1 of 2		4	
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					78,079				
TOTAL MARKET OB/XF VALUE					24,594				
TOTAL LAND VALUE - MARKET					160,000				
TOTAL MARKET VALUE					262,673				
SOH/AGL Deduction					160,839				
ASSESSED VALUE					101,834				
TOTAL EXEMPTION VALUE					HX HB 50,000				
BASE TAXABLE VALUE					51,834				
TOTAL JUST VALUE					262,673				
NCON VALUE					8,508				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					159,612				

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