BLOCK 1 LOT 5
IN OR 1800/957
2012 PALM DW/MH

KRONBACH NATIVIDAD
85543 DUANE RD
YULEE, FL 32097

2023

42-2N-27-4613-0001-0050

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	04	Quality Level 04

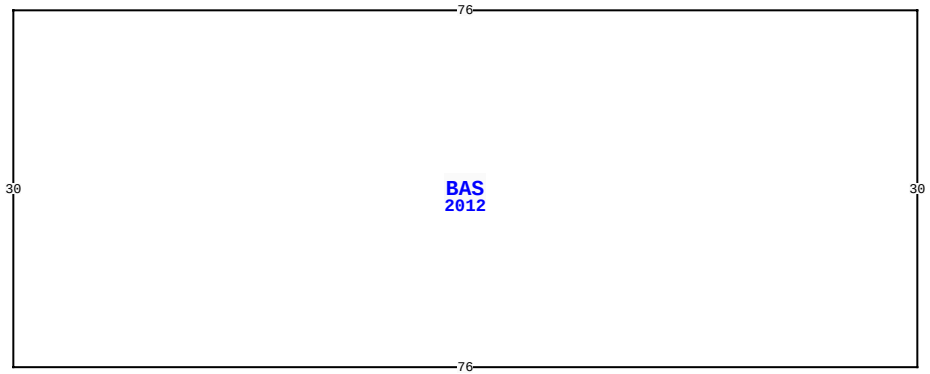
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 04
NEIGHBORHOOD/LOC 4048.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2,280	147,645
TOTALS	2,280		2,280	147,645

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,280	128.4800	89.94	205,063	2012	2012	0	0	0	28.00	72.00

1 M/H 94+ – 100% - 2012 Heated Area: 2280 HX Base Yr 2012



85543 DUANE RD, YULEE

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

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		147,645
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		227,645
SOH/AGL Deduction		104,960
ASSESSED VALUE		122,685
TOTAL EXEMPTION VALUE	HX HB WX	55,000
BASE TAXABLE VALUE		67,685
TOTAL JUST VALUE		227,645
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		169,850

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH5418	MOBILE HOME	0	08/22/2012
E25182	MOBILE HOME	0	06/01/2012
M17307	H/AC	0	06/01/2012
8875	MH MOVE-ON	20,000	04/27/1992

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1800/0957	6/19/2012	QC	U	I	11	100
GRANTOR: KRONBACH HENRY R & NA						
GRANTEE: KRONBACH NATIVIDAD						
0817/1952	12/24/1997	WD	Q	I		34,500
GRANTOR: LUMPKIN JOHN D						
GRANTEE: KRONBACH HENRY R						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2012] W76 S30 E76 N30$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 01/14/2021 BY NWA Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/02/2023 BY SYS