BLOCK 3 LOT 13
IN OR 2199/128
R621477 & R621478 & R621479

SMITH EFFIE M & SYDNEY A
85059 ALENE ROAD
YULEE, FL 32097

2023

42-2N-27-4613-0003-0130

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 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		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	04	Quality Level 04

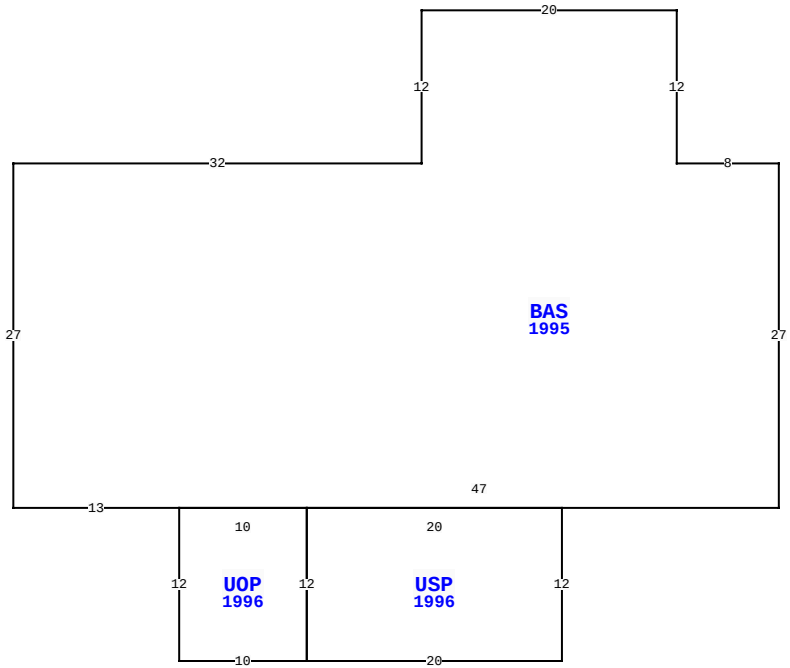
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4048.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,860	100	1,860	112,564
UOP	120	25	30	1,816
USP	240	50	120	7,262
TOTALS	2,220		2,010	121,642

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,010	135.0800	94.56	190,066	1995	2008	0	0	0	36.00	64.00

1 M/H 94+ – 0% - 0 Heated Area: 1860 HX Base Yr



85123 RENIA ST, YULEE

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	121,642
TOTAL MARKET OB/XF VALUE	3,648
TOTAL LAND VALUE - MARKET	80,000
TOTAL MARKET VALUE	205,290
SOH/AGL Deduction	44,644
ASSESSED VALUE	160,646
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	160,646
TOTAL JUST VALUE	205,290
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	150,485

PERMIT NUM	DESCRIPTION	AMT	ISSUED
963348	ADDITION	2,040	10/01/1996
95-1094	MH MOVE-ON	0	10/01/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2199/0128	5/22/2018	WD	Q	I	01	132,000
GRANTOR: SWENSON JOHN H & & LI						
GRANTEE: SMITH EFFIE M & SYD						
1591/1053	10/31/2008	WD	Q	I		135,000
GRANTOR: HOGAN TONYA R & MICHA						
GRANTEE: SWENSON JOHN H & LI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995] W8 N12 W20 S12 W32 S27 E13 UOP=[YR=1996] S12 E10 USP=[YR=1996] E20 N12 W20 S12$ N12 W10$ E47 N27$.

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
1	1242	WD DECK A	0	0	12	16	192.00	SF	10.00	10.00	100	1995	1995	3	20	384	
2	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	1995	1995	3	79	2,765	
4	0681	POLE SHED	0	0	10	10	100.00	SF	15.00	15.00	100	2000	2000	3	29	435	
5	1242	WD DECK A	0	0	8	4	32.00	SF	10.00	10.00	100	1995	1995	3	20	64	

LAND DESCRIPTION

TOTAL OB/XF 3,648

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	0		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 11/06/2019 BY TWA Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/02/2023 BY SYS