

BLOCK 7 LOT 11
IN OR 619 PG 76
MH/ID FLHML3B127324234A &

MCBETH COY D & TINA M
PO BOX 884
YULEE, FL 32041-0884

2023

42-2N-27-4613-0007-0110



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	30 VINYL 100
Roof Structure	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	08 SHT VINYL 20
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

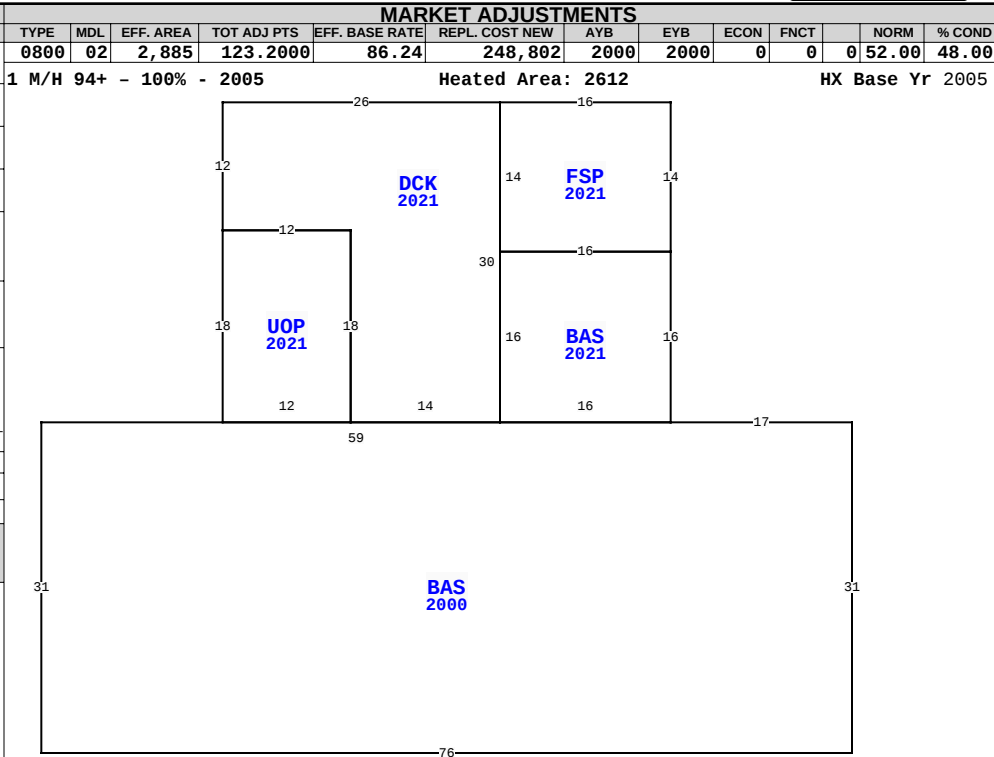
Quality	03	Quality Level 03	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4048.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100	2,356	97,527
BAS	256	100	256	10,597
DCK	564	15	85	3,518
FSP	224	60	134	5,547
UOP	216	25	54	2,235

TOTALS	3,616	2,885	119,425
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
4	1242	WD DECK A	0 100	8	6	48.00	SF	10.00	10.00	100	2000
6	0810	CONCRETE A	0 100	20	19	380.00	SF	6.50	6.50	100	1998
7	0510	GARAGE WD-	0 100	24	20	480.00	SF	29.75	29.75	100	2000
8	0810	CONCRETE A	0 100	0	0	196.00	SF	6.50	6.50	100	2000
9	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2000

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000102	C	SFR/MH	100		OR	0.00	0.00	1.00	LT	



85485 RADIO AVE, YULEE	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF											
10,133											

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
STANDARD											
VALUATION BY											
Tax Group: 4											
Tax Dist:											
BUILDING MARKET VALUE											
119,425											
TOTAL MARKET OB/XF VALUE											
10,133											
TOTAL LAND VALUE - MARKET											
80,000											
TOTAL MARKET VALUE											
209,558											
SOH/AGL Deduction											
106,376											
ASSESSED VALUE											
103,182											
TOTAL EXEMPTION VALUE											
HX HB											
50,000											
BASE TAXABLE VALUE											
53,182											
TOTAL JUST VALUE											
209,558											
NCON VALUE											
0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE											
153,257											

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH003346	MH MOVE-ON	0	12/01/2000
8801	MH MOVE-ON	37,000	02/13/1992

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0619/0076	2/12/1991	WD	Q	V		15,000	
GRANTOR:SHEFFIELD WM ET AL							
GRANTEE:MCBETH COY & TINA							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2000] W17 BAS=[YR=2021] N16 FSP=[YR=2021] N14 W16 DCK=[YR=2021] W26 S12 UOP=[YR=2021] S18 E12 N18 W12\$ E12 S18 E14 N30\$ S14 E16\$ W16 S16 E16\$ W59 S31 E76 N31 \$.											