

BLOCK 8 LOT 20
IN OR 1434/1212 & OR 1834/462
CASE#12-DR-273 OR 1800/981

SMITH TRESA MARLENE
11344 EMUNESS RD
JACKSONVILLE, FL 32218

2023

42-2N-27-4613-0008-0200



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 Floop	11	CLAY TILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	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	1,944	100	1,944	77,620
BAS	100	100	100	3,993
FOP	80	30	24	958

TOTALS	2,124		2,068	82,571
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
3	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
4	0940	SHEDS/PORT	0	0	8	10	80.00	SF	30.00
5	0681	POLE SHED	0	0	7	7	49.00	SF	15.00
6	0681	POLE SHED	0	0	8	12	96.00	SF	15.00
7	0351	CARPORT MT	0	0	20	18	360.00	SF	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000102	C	SFR/MH	0		OR	0.00	0.00	1.00

REVIEW DATE 08/28/2018 BY SBX

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0800	02	2,068	124.0000	86.80	179,502	1999	1999	0	0	0	54.00	46.00	
1 M/H 94+ - 0% - 0 Heated Area: 2044 HX Base Yr													

85189 ASHLEY AVE, YULEE				BLD DATE					LGL DATE		
				XF DATE					LAND DATE		
				INC DATE					AG DATE		
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES	
1.00	UT	3,500.00	3,500.00	100	1999	1999	3	84	2,940		
80.00	SF	30.00	30.00	100	2000	2000	3	20	480		
49.00	SF	15.00	15.00	100	2006	2006	3	48	353		
96.00	SF	15.00	15.00	100	2006	2006	3	48	691		
360.00	SF	10.00	10.00	100	2007	2007	3	35	1,260		

TOTAL OB/XF													
5,724													

Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0

NASSAU COUNTY PROPERTY									
PAGE 1 of 1 4									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					82,571				
TOTAL MARKET OB/XF VALUE					5,724				
TOTAL LAND VALUE - MARKET					80,000				
TOTAL MARKET VALUE					168,295				
SOH/AGL Deduction					33,219				
ASSESSED VALUE					135,076				
TOTAL EXEMPTION VALUE					0				
BASE TAXABLE VALUE					135,076				
TOTAL JUST VALUE					168,295				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					122,796				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH992914	MH MOVE-ON	0	11/01/1999
8092	MH MOVE-ON	11,000	03/19/1990

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1834/0462	12/02/2011	QC	U	I	11	100	
GRANTOR: CRIDER CURTIS R							
GRANTEE: SMITH TRESA M							
1434/1212	8/03/2006	WD	Q	I		145,000	
GRANTOR: AMOS JAMES H & HOWARD							
GRANTEE: CRIDER CURTIS & TRE							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1999] W43 BAS=[YR=2008] N10 W10 FOP=[YR=2007] W8 S10 E8 N10\$ S10 E10 \$ W29 S27 E72 N27\$.									

OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

Common: 80,000 PRINTED 08/02/2023 BY SYS