BLOCK 9 LOT 21
IN OR 2191/228
2015 DESTINY DW/MH

MICHAUD ANTHONY & BREEANA
85193 ROSE MARIE ROAD
YULEE, FL 32097

2023

42-2N-27-4613-0009-0210

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	03	Quality Level 03

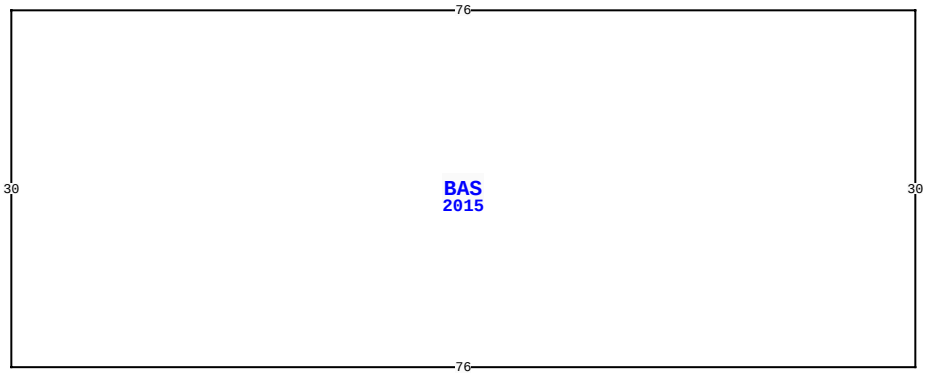
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 04
NEIGHBORHOOD/LOC 4048.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2,280	158,993
TOTALS	2,280		2,280	158,993

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	117.2000	82.04	187,051	2015	2015	0	0	0	15.00	85.00

2 M/H 94+ – 50% - 2020 Heated Area: 2280 HX Base Yr 2020



85193 ROSE MARIE RD, YULEE

BLD DATE	09/14/2015 KK	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		158,993
TOTAL MARKET OB/XF VALUE		6,671
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		245,664
SOH/AGL Deduction		48,991
ASSESSED VALUE		196,673
TOTAL EXEMPTION VALUE	HA HAB	50,000
BASE TAXABLE VALUE		146,673
TOTAL JUST VALUE		245,664
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		184,670

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH155631	CO ISSUED	0	04/13/2015
B1530115	DEMOLITION	0	03/01/2015
MH155631	MH MOVE-ON	0	03/01/2015
B0209331	NEW CONSTR	192,192	01/01/2002
8986	MH MOVE-ON	29,000	07/31/1992

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2191/0228	4/02/2018	QC	U	I	11	141,000
GRANTOR: LLOYD PAUL & RENEE (H						
GRANTEE: MICHAUD ANTHONY & B						
2025/0264	1/21/2016	WD	Q	I	01	132,000
GRANTOR: DICUS JESSICA E & DAV						
GRANTEE: MICHAUD ANTHONY & B						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2015] 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
6	0500	FP-PRE FAB	0	50	0	0	1.00	UT	3,500.00	3,500.00	100	2015	2015	3	97	3,395	
7	1243	WD DECK F	0	50	35	15	525.00	SF	8.00	8.00	100	2016	2016	3	78	3,276	

LAND DESCRIPTION

TOTAL OB/XF 6,671

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

REVIEW DATE 08/25/2020 BY NWA Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/02/2023 BY SYS