

BLOCK 10 LOT 17
IN OR 1044/270
R567629 & R567630

LEE ALVIN JOE & KARYN LOUISE
85155 TINYA RD
YULEE, FL 32097

2023

42-2N-27-4613-0010-0170



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 90
Interior Floo	08	SHT VINYL 10
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	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4048.00	

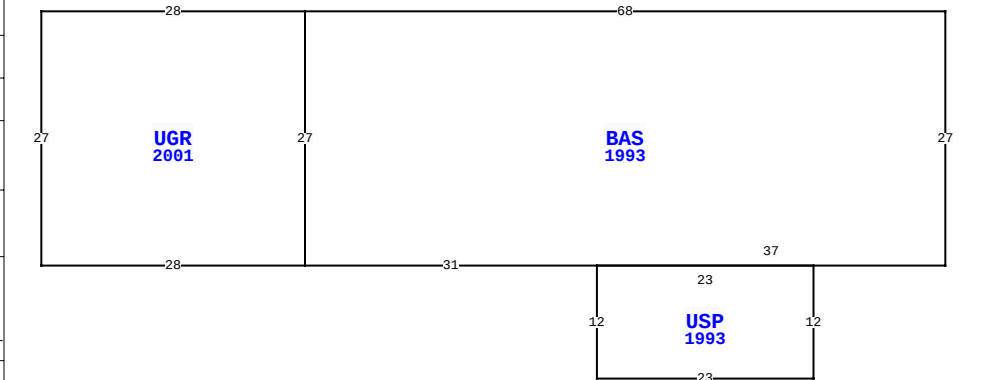
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,836	100	1,836	42,103
UGR	756	45	340	7,797
USP	276	50	138	3,165
TOTALS	2,868		2,314	53,065

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EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W
1	1242	WD DECK A	0 100	9	14
2	0812	CONCRETE C	0 100	0	0
3	0510	GARAGE WD-	0 100	24	50

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000102	C	SFR/MH	100	

REVIEW DATE 07/31/2017 BY SBX

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0820	02	2,314	117.6000	76.44	176,882	1992	1992	0	0	0 70.00	30.00	
1 M/H 93- - 100% - 2003 Heated Area: 1836 HX Base Yr 2003												



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

85155 TINYA RD, YULEE												
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TOTAL OB/XF												
23,148												

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

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		53,065	
TOTAL MARKET OB/XF VALUE		23,148	
TOTAL LAND VALUE - MARKET		80,000	
TOTAL MARKET VALUE		156,213	
SOH/AGL Deduction		87,957	
ASSESSED VALUE		68,256	
TOTAL EXEMPTION VALUE		43,256	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		156,213	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		108,603	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
93-366	CARPORT	8,900	07/01/1993
8674	XFOB	1,440	02/05/1993
9126	MH MOVE-ON	40,500	11/25/1992
8187	GARAGE	20,400	06/17/1992

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1044/0270	3/18/2002	PR U	I	24		90,000	
GRANTOR: RHYNE WANDA P/R							
GRANTEE: LEE ALVIN J & KARYN							
0656/0713	5/01/1992	WD Q	V			16,700	
GRANTOR: SHIRLEY JOHN & PAM							
GRANTEE: STUTTS JACK & EUNIC							

BUILDING NOTES															
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BUILDING DIMENSIONS															
BAS=[YR=1993] W68 UGR=[YR=2001] W28 S27 E28 N27\$ S27 E31 USP=[YR=1993] S12 E23 N12 W23\$ E37 N27\$.															

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