

PT OF LOT 31 IN SEC 43
IN OR 2305/1930
EX R/W IN OR 317/561

RUSHING MURRAY & MICHELLE
87700 ROSES BLUFF ROAD
YULEE, FL 32097

2023

42-3N-28-5080-0031-0060



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 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

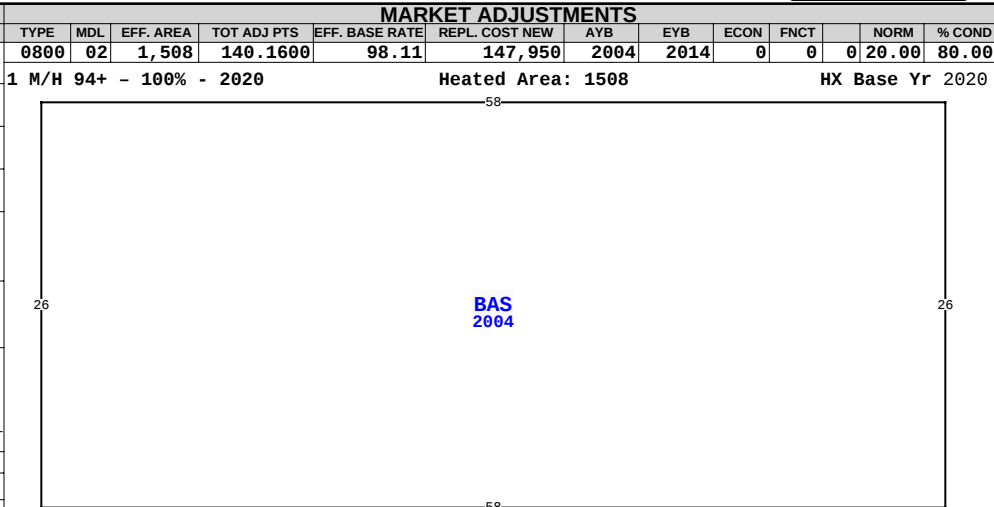
Quality	05	Quality Level 05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04

NEIGHBORHOOD/LOC 4031.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,508	100	1,508	118,360
TOTALS	1,508		1,508	118,360

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
4	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100		OR	0.00	0.00	0.86

REVIEW DATE 08/08/2017 BY KW



BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/20/2023
INC DATE		AG DATE	MLU

TOTAL OB/XF 3,115														
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND
4	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2004	2004	3	89

TOTAL OB/XF 3,115														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ
1	000115	C	SFR ACRES	100		OR	0.00	0.00	0.86	AC		1.00	1.00	1.10

Total Acres: 0.86 Total Land Value: 75,680 Market: 0 Agricultural: 0 Common: 75,680

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		118,360	
TOTAL MARKET OB/XF VALUE		3,115	
TOTAL LAND VALUE - MARKET		75,680	
TOTAL MARKET VALUE		197,155	
SOH/AGL Deduction		56,019	
ASSESSED VALUE		141,136	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		91,136	
TOTAL JUST VALUE		197,155	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		151,750	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2305/1930	9/23/2019	WD	Q	I	02	169,000	
GRANTOR: CRISHER STANLEY & ELI							
GRANTEE: RUSHING MURRAY & MI							
2204/0026	5/31/2018	WD	U	I	11	100	
GRANTOR: GOODMAN GEORGE W JR &							
GRANTEE: CRISHER STANLEY & E							

BUILDING NOTES														

BUILDING DIMENSIONS														
BAS=[YR=2004] W58 S26 E58 N26\$.														

OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV								