L/E OR 1450/107
R108387 & R108388

THOMPSON ROBERT E & BONNIE L/E/
85019 LINDA RD
YULEE, FL 32097

2023

43-2N-27-0000-0001-0090

BUILDING CHARACTERISTICS

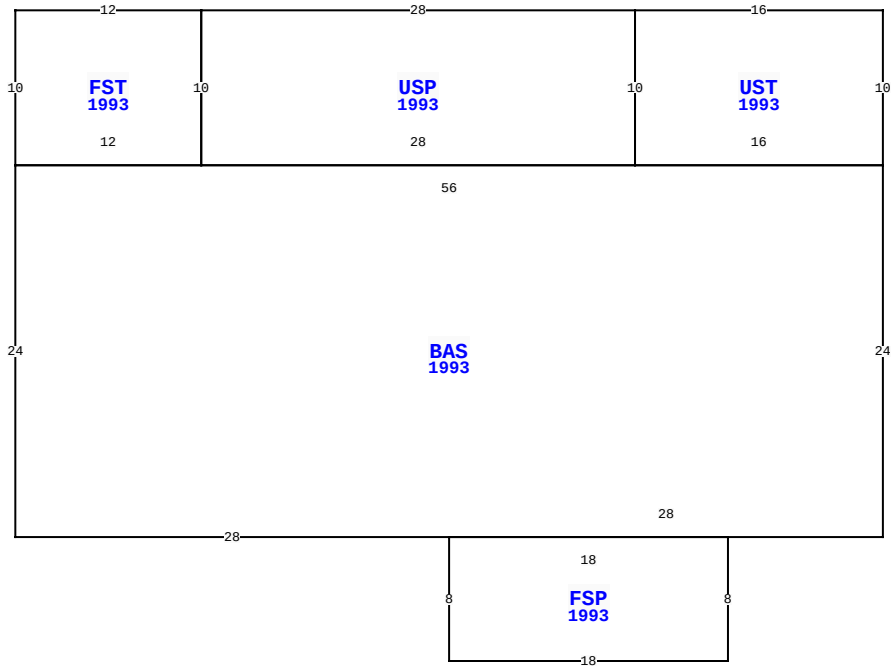
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
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	1,344	100	1,344	25,946
FSP	144	60	86	1,660
FST	120	65	78	1,506
USP	280	50	140	2,703
UST	160	55	88	1,699
TOTALS	2,048		1,736	33,514

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,736	99.0000	64.35	111,712	1984	1989	0	0	0	70.00	30.00

1 M/H 93- – 100% - 0 Heated Area: 1344 HX Base Yr



85019 LINDA RD, YULEE

BLD DATE		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		33,514
TOTAL MARKET OB/XF VALUE		3,623
TOTAL LAND VALUE - MARKET		120,000
TOTAL MARKET VALUE		157,137
SOH/AGL Deduction		99,800
ASSESSED VALUE		57,337
TOTAL EXEMPTION VALUE	HX HB SL	57,337
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		157,137
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		116,399

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1450/0107	10/05/2006	QC	U	I	07	100
GRANTOR: THOMPSON ROBERT EARL						
GRANTEE: THOMPSON RAYMOND N						
1434/1887	8/04/2006	QC	U	I	06	100
GRANTOR: THOMPSON ROBERT EARL						
GRANTEE: THOMPSON RAYMOND N						

BUILDING NOTES

BUILDING DIMENSIONS

UST=[YR=1993] W16 USP=[YR=1993] W28 FST=[YR=1993] W12 S10 BAS=[YR=1993] S24 E28 FSP=[YR=1993] S8 E18 N8 W18$ E28 N24 W56$ E12 N10$ S10 E28 N10$ S10 E16 N10$.

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
1	0940	SHEDS/PORT	0	100	10	12	120.00	SF	30.00	30.00	100	1985	1985	3	20	720	
2	0681	POLE SHED	0	100	12	8	96.00	SF	15.00	15.00	100	1985	1985	3	20	288	
3	0812	CONCRETE C	0	100	24	24	576.00	SF	4.00	4.00	100	2006	2006	3	88	2,028	
4	0810	CONCRETE A	0	100	24	3	72.00	SF	6.50	6.50	100	1984	1984	3	47	220	
5	0810	CONCRETE A	0	100	0	0	120.00	SF	6.50	6.50	100	1984	1984	3	47	367	

LAND DESCRIPTION

TOTAL OB/XF 3,623

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	100		OR	0.00	0.00	1.50	LT		1.00	1.00	1.00	80,000.00	80,000.00	120,000							

REVIEW DATE 11/15/2019 BY TWA Total Acres: 0.00 Total Land Value: 120,000 Market: 0 Agricultural: 0 Common: 120,000 PRINTED 08/02/2023 BY SYS