BLOCK 6 LOT 5
R498313 & R498314
IN OR 2012/866

MILLER SERGIO
85190 DELEENE ROAD
YULEE, FL 32097

2023

43-2N-27-4647-0006-0050

BUILDING CHARACTERISTICS

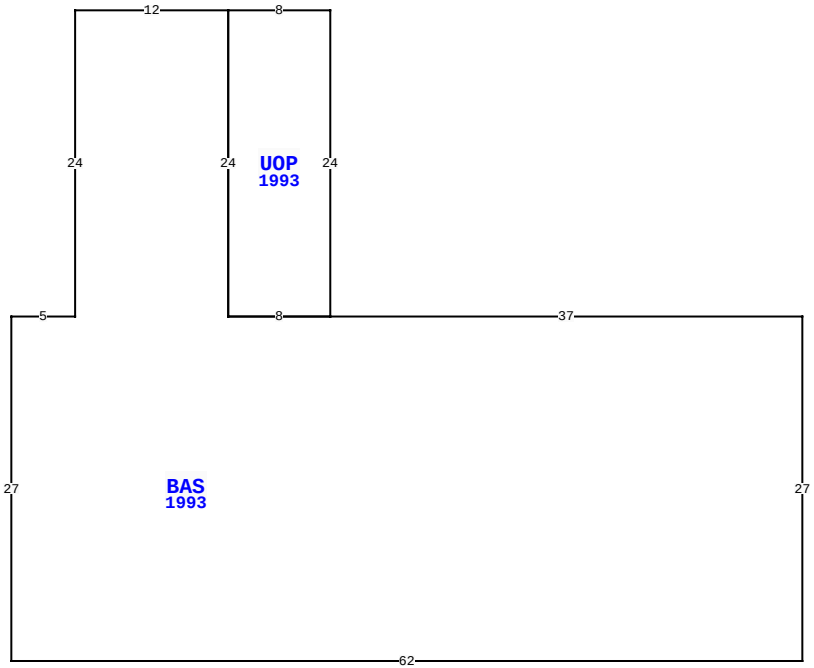
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
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	1,962	100	1,962	47,288
UOP	192	25	48	1,157
TOTALS	2,154		2,010	48,445

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	2,010	123.6000	80.34	161,483	1991	1991	0	0	0	70.00	30.00

1 M/H 93- – 100% - 0 Heated Area: 1962 HX Base Yr



85190 DELEENE 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		48,445
TOTAL MARKET OB/XF VALUE		3,109
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		131,554
SOH/AGL Deduction		82,960
ASSESSED VALUE		48,594
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		23,594
TOTAL JUST VALUE		131,554
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		96,423

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3304	N/A	1,500	04/16/1986

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2012/0866	11/03/2015	QC	U	I	11	100

GRANTOR: MILLER CHERYL

GRANTEE: MILLER SERGIO

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W37 UOP=[YR=1993] N24 W8 S24 E8 $ W8 N24 W12 S24 W5 S27 E62 N27 $.

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	1242	WD DECK A	0	100	8	20	160.00	SF	10.00	10.00	100	1991	1991	3	20	320	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1991	1991	3	72	2,520	
3	0751	UOP	0	100	8	12	96.00	SF	10.00	10.00	100	1999	1999	3	28	269	

LAND DESCRIPTION

TOTAL OB/XF 3,109

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	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 07/25/2017 BY SBX Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/02/2023 BY SYS