BLOCK 5 LOT 6
R672689 & R672690
L/E IN OR 836 PG 21

GILES JAMES R L/E/AMANDA GILES
85162 ALGER ROAD
YULEE, FL 32097

2023

43-2N-27-4648-0005-0060

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

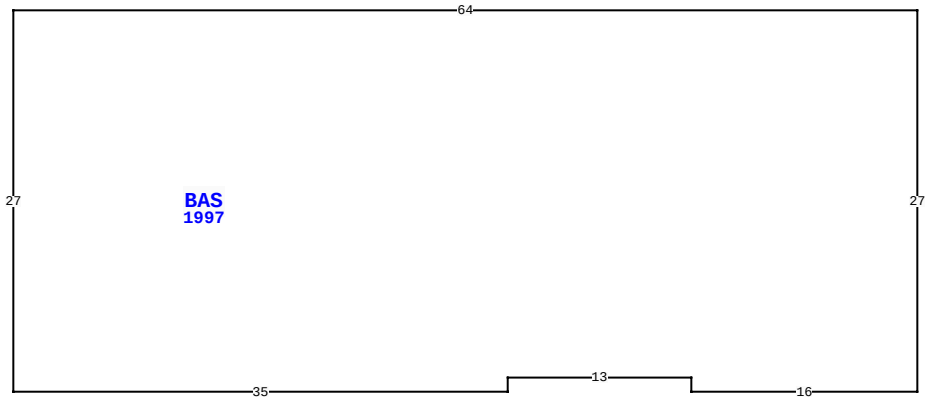
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	1,715	100	1,715	59,094
TOTALS	1,715		1,715	59,094

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,715	117.2000	82.04	140,699	1997	1997	0	0	0	58.00	42.00

1 M/H 94+ – 100% - 0 Heated Area: 1715 HX Base Yr



85162 ALGER RD, YULEE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		59,094
TOTAL MARKET OB/XF VALUE		12,997
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		152,091
SOH/AGL Deduction		77,974
ASSESSED VALUE		74,117
TOTAL EXEMPTION VALUE	HX HB	49,117
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		152,091
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		109,023

PERMIT NUM	DESCRIPTION	AMT	ISSUED
971960	MH MOVE-ON	0	10/01/1997
5049	GARAGE	15,712	07/22/1988

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0836/0021	6/03/1998	PR	U	I	18	100
GRANTOR: GILES JAMES R P/R						
GRANTEE: GILES JAMES L/E & A						
0611/0822	11/05/1990	WD	U	I	10	6,850
GRANTOR: PHILIPS ELISE ET AL						
GRANTEE: GILES DEBORAH G						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1997] W64 S27 E35 N1 E13 S1 E16 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
5	1242	WD DECK A	0	100	10	12	120.00	SF	10.00	10.00	100	1997	1997	3	20	240	
6	0752	USP	0	100	10	36	360.00	SF	15.00	15.00	100	1997	1997	3	26	1,404	
7	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1997	1997	3	81	2,835	
8	0510	GARAGE WD-	0	100	26	36	936.00	SF	35.00	35.00	100	1997	1997	3	26	8,518	

LAND DESCRIPTION

TOTAL OB/XF 12,997

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 05/01/2017 BY SBX Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/02/2023 BY SYS