

LOT 63
IN OR 1796/870
PIRATES WOOD 1 UNR

MOBLEY LAWRENCE FRANK
97064 LANDING TRAIL
YULEE, FL 32097

2023

43-3N-28-509A-0063-0000



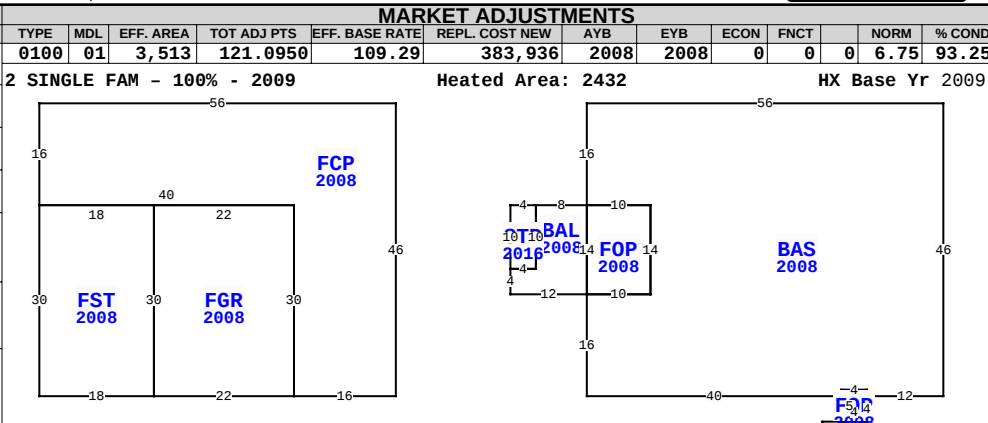
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 50
Exterior Wall	31	HARDIE BRD 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4032.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAL	128	15	19	1,937
BAS	2,432	100	2,432	247,852
FCP	1,376	25	344	35,058
FGR	660	55	363	36,994
FOP	20	30	6	612
FOP	140	30	42	4,280
FST	540	55	297	30,268
STR	40	10	4	408
STR	63	10	6	612
TOTALS	5,399		3,513	358,020

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0300	BOAT DCK W	0	100	0	0	523.00	SF	40.00	40.00	
2	0810	CONCRETE A	0	100	12	12	144.00	SF	6.50	6.50	
3	0811	CONCRETE B	0	100	0	0	920.00	SF	5.20	5.20	
4	0310	AL GANG WY	0	100	0	0	20.00	LF	115.00	115.00	
5	0303	FLT DOCK W	0	100	16	10	160.00	SF	26.00	26.00	
6	0317	DCK PLNG W	0	100	0	0	2.00	UT	1,000.00	1,000.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000130	C	SFR WATER	100		RS-1	118.00	260.00	1.00	LT	



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

TOTAL OB/XF											
11,814											

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11,814											

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
STANDARD											
VALUATION BY											
Tax Group: 4 Tax Dist:											
BUILDING MARKET VALUE											
358,020											
TOTAL MARKET OB/XF VALUE											
11,814											
TOTAL LAND VALUE - MARKET											
345,000											
TOTAL MARKET VALUE											
714,834											
SOH/AGL Deduction											
238,049											
ASSESSED VALUE											
476,785											
TOTAL EXEMPTION VALUE											
HX HB 50,000											
BASE TAXABLE VALUE											
426,785											
TOTAL JUST VALUE											
714,834											
NCON VALUE											
0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE											
633,844											

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M13405	MECH OTHER	0	10/01/2007
P12715	OTHER	0	09/01/2007
E19616	ELEC OTHER	4,000	07/01/2007
C20116	CO ISSUED	0	06/01/2007
R10496	REPAIR/RRF	5,000	06/01/2007
B20116	NEW CONSTR	369,600	06/01/2007

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1796/0870	5/23/2012	QC	U	I	11	100	
GRANTOR: TAKACS ROSEMARY CALHO							
GRANTEE: MOBLEY LAWRENCE FRA							
1721/0654	1/10/2011	QC	U	I	11	100	
GRANTOR: MOBLEY LAWRENCE F & R							
GRANTEE: MOBLEY LAWRENCE F &							

BUILDING NOTES											
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BUILDING DIMENSIONS											
FCP=[YR=2008] W56S16 FST=[YR=2008] S30 E18 FGR=[YR=2008] E22 N30 W22 S30 \$ N30 W18 \$ E40 S30 E16 N46 \$ PTR= E30 BAS=[YR=2008] E56 S46 W12 FOP=[YR=2008] S4 STR=[YR=2016] S9 W7 N9 E7\$ W4 N5 E4 S1\$ N1 W4 S1 W40 N16 BAL=[YR=2008] W12 N4 STR=[YR=2016] N10 E4 S10 W4\$ E4 N10 E8 S14\$ FOP=[YR=2008] N14 E10 S14 W10\$ E10 N14 W10 N16\$ W30\$.											