

BEATTIE DAVID G & BARBARA J
97235 MORGANS WAY
YULEE, FL 32097

43-3N-28-509B-0004-0000

[illegible]

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97235 MORGANS WAY
YULEE, FL 32097

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BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall Roof Structur10

MOD METAL 100 STEEL FRME 100

Roof Cover Interior Wall Interior Floop Air Condition Heating Type Bedrooms Bathrooms Frame Stories Units Occupancy

120703010100051000

MODULAR MT 100 NONE 100 CONC FINSH 100 NONE 100 NONE 100 0 100 STEEL 100 1. 1. 100 0 100 NONE 100

Quality DOR CODE MAP NUM NEIGHBORHOOD/LOC

060100

Quality Level 06 SINGLE FAMILY MKT AREA 04 4032.00

AREA TYPE TOTAL GROSS AREA PCT OF BASE TOT ADJ AREA SUBAREA MARKET VALUE

BAS70010070015,188

TOTALS70070015,188

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

65000170063.250022.1415,49820202020002.0098.00

2 GARAGE RES - 100% - 2021Heated Area: 700HX Base Yr 2021

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

604,95235,167179,000810,119282,884527,23550,000477,235810,1190582,398

SALES DATA

OFF RECORD NumberDATETYPEINSTQ / U V / I RSN CD SALE PRICE

1875/01938/16/2013WDUUV3772,000

GRANTOR: WATSON DAVID J & ANE GRANTEE: BEATTIE DAVID G & BA 1189/089311/18/2003WDQUV58,000 GRANTOR: GRIFFIN MATTHEW GRANTEE: WATSON DAVID J & AN

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2020] W20 S35 E20 N35\$.

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSTYPEUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYR CONSRV

EXTRA FEATURES

97235 MORGANS WAY, YULEE

BLD DATEXF DATEINC DATE

06/16/2023MLU

LAND DESCRIPTION

REVIEW DATE 06/18/2021 BY KW Total Acres: 0.00 Total Land Value: 170,000 Market: 0 Agricultural: 0 Common: 170,000 PRINTED 08/02/2023 BY SYS