LOT 46 2001 CLASS DW
IN OR 2478/1456
CASE #12-DR-395 OR 1805/1920

BUCHANAN JOANNE MARIE LEVETT & ELLEN M
97212 EMERALD LN
YULEE, FL 32097

2023

48-3N-28-0130-0046-0000

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
Occupancy	00	NONE 100
Quality	05	Quality Level 05

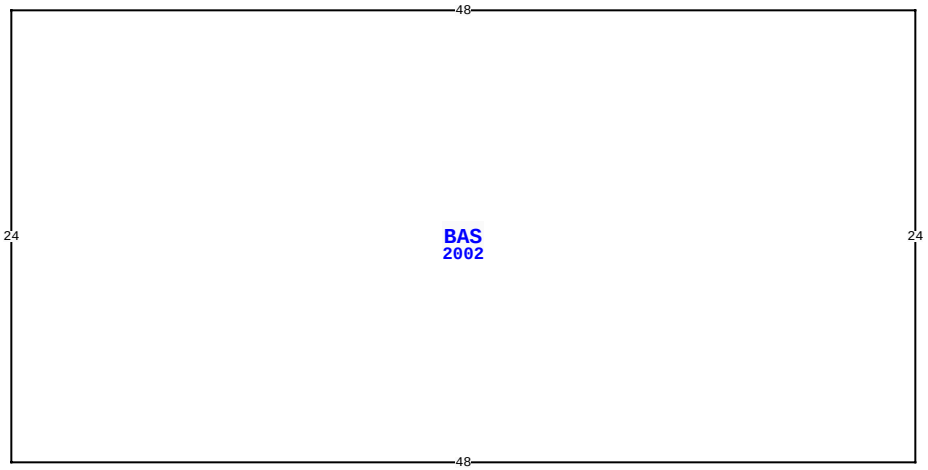
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4031.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	1,152	51,200
TOTALS	1,152		1,152	51,200

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	01	1,152	122.1000	85.47	98,461	2002	2002	0	0	0	48.00	52.00

1 M/H 94+ – 100% - 2003 Heated Area: 1152 HX Base Yr 2003



97212 EMERALD LN, 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		51,200
TOTAL MARKET OB/XF VALUE		4,238
TOTAL LAND VALUE - MARKET		45,000
TOTAL MARKET VALUE		100,438
SOH/AGL Deduction		44,229
ASSESSED VALUE		56,209
TOTAL EXEMPTION VALUE	HX HB	31,209
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		100,438
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		87,042

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH3511	MH MOVE-ON	0	05/01/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2478/1456	7/01/2021	QC	U	I	11	100
GRANTOR: BUCHANAN JOANNE MARIE						
GRANTEE: BUCHANAN JOANNE M L						
0990/0984	6/07/2001	WD	U	I	13	30,900
GRANTOR: KENDALE INC						
GRANTEE: CRANMER DONALD R &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W48 S24 E48 N24 $.

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	0811	CONCRETE B	0	100	0	0	994.00	SF	5.20	5.20	100	2001	2001	3	82	4,238	

LAND DESCRIPTION

TOTAL OB/XF 4,238

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	0006	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							

REVIEW DATE 08/08/2017 BY KW Total Acres: 0.00 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 08/02/2023 BY SYS