PT SEC 50-3N-27E
IN OR 2636/1922

HICKS ROBERT & SARA
77130 PARKER ROAD
YULEE, FL 32097

2023

50-3N-27-0000-0008-0060

BUILDING CHARACTERISTICS

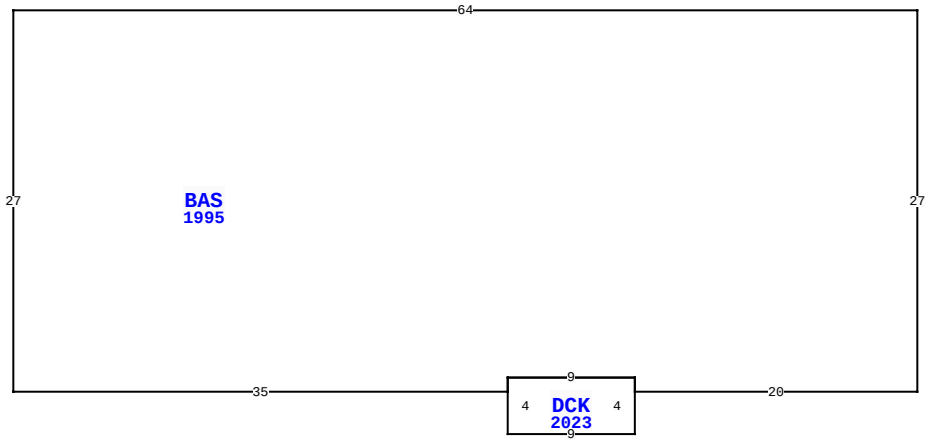
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 60
Interior Wall	04	PLYWOOD 40
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4053.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,719	100	1,719	71,159
DCK	36	15	5	207
TOTALS	1,755		1,724	71,365

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,724	123.2000	86.24	148,678	1995	2000	0	0	0	52.00	48.00

1 M/H 94+ – 0% - 2023 Heated Area: 1719 HX Base Yr



77130 PARKER RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/26/2022 DC
INC DATE		AG DATE	

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
2	0810	CONCRETE A	0	0	19	33	627.00	SF	6.50	6.50	100	1995	1995	3	72	2,934	
4	0350	CARPORT WD	0	0	41	25	1,025.00	SF	13.00	13.00	100	1997	1997	3	20	2,665	
6	0811	CONCRETE B	0	0	0	0	1,266.00	SF	5.20	5.20	100	1997	1997	3	75	4,937	
9	1242	WD DECK A	0	0	26	12	312.00	SF	10.00	10.00	100	2014	2014	3	70	2,184	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	85,810
TOTAL MARKET OB/XF VALUE	12,720
TOTAL LAND VALUE - MARKET	214,400
TOTAL MARKET VALUE	312,930
SOH/AGL Deduction	0
ASSESSED VALUE	312,930
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	312,930
TOTAL JUST VALUE	312,930
NCON VALUE	43,160
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	141,204

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH135519	CO ISSUED	0	02/28/2014
MH135519	MH MOVE-ON	0	12/01/2013
P1317049	NEW CONSTR	0	12/01/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2636/1922	4/28/2023	QC	U	I	11	100
GRANTOR: TERRY EYNA KATHLEEN &						
GRANTEE: HICKS ROBERT & SARA						
2548/1938	3/21/2022	QC	U	V	11	150,000
GRANTOR: PARKER GRAHAM DEBORAH						
GRANTEE: TERRY EYNA KATHLEEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995;ORIG=0,0] W64 S27 E35 N1 E9 S1 E20 N27 $
DCK=[YR=2023;ORIG=-29,26] E9 S4 W9 N4 $
.

LAND DESCRIPTION

TOTAL OB/XF 12,720

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	000115	C	SFR ACRES	0		OR	0.00	0.00	2.68	AC		1.00	1.00	1.00	80,000.00	80,000.00	214,400							

REVIEW DATE 07/26/2023 BY NW Total Acres: 2.68 Total Land Value: 214,400 Market: 0 Agricultural: 0 Common: 214,400 PRINTED 08/02/2023 BY SYS

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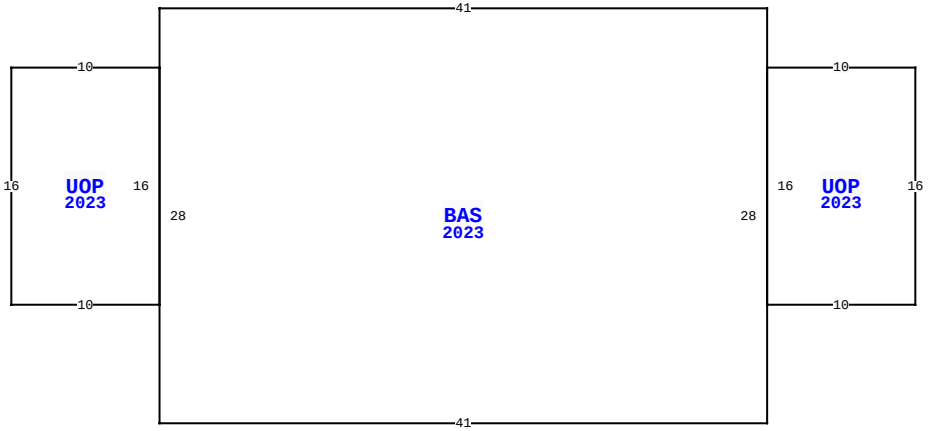
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	02	WINDOW 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
Frame	02	WOOD FRAME 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4053.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,148	100	1,148	13,683
UOP	160	20	32	381
UOP	160	20	32	381
TOTALS	1,468		1,212	14,445

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6500	01	1,212	66.7800	23.37	28,324	1995	1995	0	0	0	49.00	51.00

2 GARAGE RES – 0% - 2023 Heated Area: 1148 HX Base Yr



77130 PARKER RD, YULEE

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NASSAU COUNTY PROPERTY

PAGE 2 of 2 4

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ASSESSED VALUE	312,930
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	312,930
TOTAL JUST VALUE	312,930
NCON VALUE	43,160
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	141,204

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2636/1922	4/28/2023	QC	U	I	11	100
GRANTOR: TERRY EYNA KATHLEEN &						
GRANTEE: HICKS ROBERT & SARA						
2548/1938	3/21/2022	QC	U	V	11	150,000
GRANTOR: PARKER GRAHAM DEBORAH						
GRANTEE: TERRY EYNA KATHLEEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=39,10] E41 S28 W41 N28 $
UOP=[YR=2023;ORIG=39,30] W10 N16 E10 S16 $
UOP=[YR=2023;ORIG=80,14] E10 S16 W10 N16 $
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EXTRA FEATURES

L N	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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

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