IN OR 694 PG 1201
R672649 & 672650

WHITLEY JIMMY
96239 MARANATHA ROAD
YULEE, FL 32097

2023

50-3N-28-0000-0029-0330

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 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
Quality	03	Quality Level 03

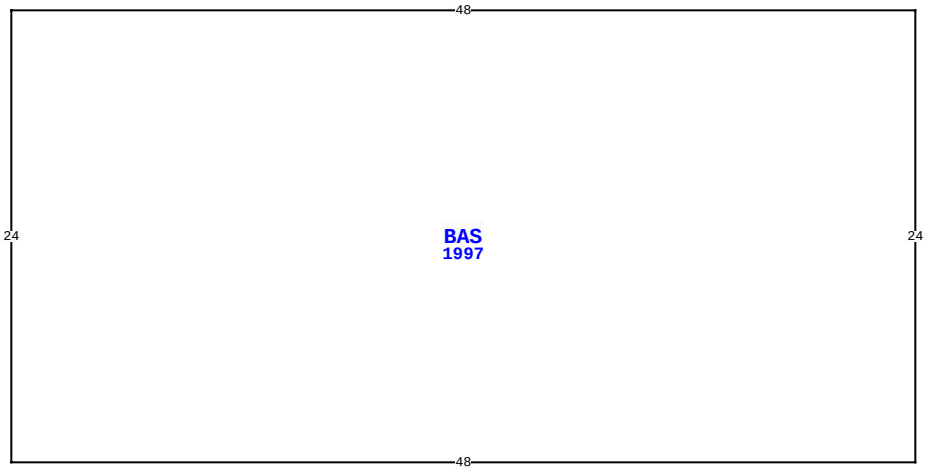
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4031.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	1,152	39,694
TOTALS	1,152		1,152	39,694

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,152	117.2000	82.04	94,510	1997	1997	0	0	0	58.00	42.00

1 M/H 94+ – 100% - 1998 Heated Area: 1152 HX Base Yr 1998



96239 MARANATHA RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/20/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		39,694
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		63,600
TOTAL MARKET VALUE		103,294
SOH/AGL Deduction		49,114
ASSESSED VALUE		54,180
TOTAL EXEMPTION VALUE	HX HB WR SX	54,180
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		103,294
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		78,888

PERMIT NUM	DESCRIPTION	AMT	ISSUED
971924	MH MOVE-ON	0	10/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0694/1201	12/17/1993	WD	U	V	01	6,900

GRANTOR: CREWS ROY & LORAINE
GRANTEE: WHITLEY CAROLYN & J

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1997] W48 S24 E48 N24$.

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
1	000102	C	SFR/MH	100		RMH	0.00	0.00	0.53	AC		1.00	1.00	1.50	80,000.00	120,000.00	63,600							

REVIEW DATE 10/13/2017 BY KW Total Acres: 0.53 Total Land Value: 63,600 Market: 0 Agricultural: 0 Common: 63,600 PRINTED 08/02/2023 BY SYS