

MITCHELL THOMAS J
86079 BLADON ROAD
YULEE, FL 32097

52-3N-27-4890-0042-0010

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 10003GABLE/HIP 10012MODULAR MT 10005DRYWALL 10014CARPET 7011CLAY TILE 3003CENTRAL 10004AIR DUCTED 1004 1002 10002WOOD FRAME 1001. 1. 1000 100

BedroomsBathroomsFrameStoriesUnits

QualityDOR CODEMAP NUMNEIGHBORHOOD/LOC

03Quality Level 030200MOBILE HOME044053.00

AREATYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREA SUBAREA MARKET VALUE

BAS2,0521002,05290,350FOP20430612,686STR1610288

TOTALS2,2722,11593,124

EXTRA FEATURES

L NOBJ/XF CODEDESCRIPTIONBLDCAPLWUNITSTUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

20500FP-PRE FAB010001.00UT3,500.003,500.00100199619963802,800

31242WD DECK A01000847.00SF10.0010.00100200020003201,694

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000115CSFR ACRES1000007RMH0.000.001.00AC1.001.001.0080,000.0080,000.0080,000

REVIEW DATE07/06/2020BYNWA

Total Acres: 1.00Total Land Value: 80,000Market: 0Agricultural: 0Common: 80,000PRINTED 08/02/2023 BY SYS

MARKET ADJUSTMENTS

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

0800022,115125.800088.06186,247199620010050.0050.00

M/H 94+ - 100% - 2009Heated Area: 2052HX Base Yr 2009

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 4Tax Dist:

BUILDING MARKET VALUE93,124TOTAL MARKET OB/XF VALUE4,494TOTAL LAND VALUE - MARKET80,000TOTAL MARKET VALUE177,618SOH/AGL Deduction98,112ASSESSED VALUE79,506TOTAL EXEMPTION VALUEHX HB50,000BASE TAXABLE VALUE29,506TOTAL JUST VALUE177,618NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE126,336

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYVALUERSN CD SALE PRICE

1588/181010/10/2008WDQI1135,000GRANTOR: GRAY COLIN I & RITAGRANTEE: MITCHELL THOMAS J0894/01358/05/1999WDUI1180,000GRANTOR: TYLER LINDA DGRANTEE: GRAY COLIN & RITA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] W76 S27 E34 FOP=[YR=2008] S7 STR=[YR=2008] W4 S4 E4 N4\$ S5 E17 N12 W17\$ E42 N27\$.