

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall Roof Structur03

VINYL 100 GABLE/HIP 100

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

030514080304

COMP SHNGL 100 DRYWALL 100 CARPET 70 SHT VINYL 30 CENTRAL 100 AIR DUCTED 100

3 100
2 100

WOOD FRAME 100

0 0 100
0 100

MARKET ADJUSTMENTS

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

0800021,352128.480096.36130,27920222022001.0099.00

1 M/H 94+ - 100% - 2023Heated Area: 1352HX Base Yr 2023

BAS2022

NASSAU COUNTY PROPERTY

PAGE 1 of 14

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE128,976

TOTAL MARKET OB/XF VALUE0

TOTAL LAND VALUE - MARKET97,650

TOTAL MARKET VALUE226,626

SOH/AGL Deduction2,052

ASSESSED VALUE224,574

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE174,574

TOTAL JUST VALUE226,626

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE218,033

PERMIT NUMDESCRIPTIONAMTISSUED

22005921CO ISSUED007/21/2022

22005921MH MOVE-ON004/18/2022

SALES DATA

OFF RECORD NumberDATETYPEINSTQ U V I RSN CD SALE PRICE

2488/02488/17/2021QC U V 11100

GRANTOR: MINER STEVEN M

GRANTEE: SHAVERS CHRISTOPHER

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2022] W52 S26 E52 N26\$.

EXTRA FEATURES

66438 FRED MINER ESTATES DR, YULEE

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

L NOB/XF CODEDESCRIPTIONBLD CAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000115CSFR ACRES100ORD0.000.002.17AC1.001.001.0045,000.0045,000.0097,650

REVIEW DATE07/13/2022BYTWWWTotal Acres: 2.17Total Land Value: 97,650Market: 0Agricultural: 0Common: 97,650PRINTED 08/06/2024 BY SYS