PT OF E1/2 OF NW1/4
IN OR 1997/726
2012 TOHO DW/MH

YATES LAURA & ERIC CHRISTOPHER
12075 LOLLY'S WAY
BRYCEVILLE, FL 32009

2024

17-1S-23-0000-0003-0170

BUILDING CHARACTERISTICS

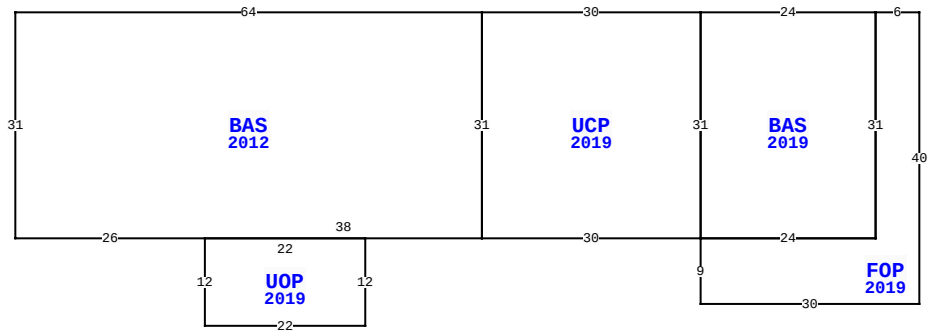
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 60
Exterior Wall	10	ABOVE AVG 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	04	Quality Level 04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,984	100	1,984	182,077
BAS	744	100	744	68,279
FOP	456	30	137	12,573
UCP	930	20	186	17,069
UOP	264	25	66	6,057
TOTALS	4,378		3,117	286,056

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	3,117	135.9600	101.97	317,840	2012	2017	0	0	0	10.00	90.00

1 M/H 94+ – 100% - 2015 Heated Area: 2728 HX Base Yr 2015



12075 LOLLYS WAY, BRYCEVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		286,056
TOTAL MARKET OB/XF VALUE		3,325
TOTAL LAND VALUE - MARKET		80,700
TOTAL MARKET VALUE		370,081
SOH/AGL Deduction		155,590
ASSESSED VALUE		214,491
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		164,491
TOTAL JUST VALUE		370,081
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		359,940

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH5419	CO ISSUED	0	07/19/2012
E25181	MOBILE HOME	0	06/01/2012
M17299	H/AC	0	06/01/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1997/0726	8/12/2015	WD	U	I	30	7,400
GRANTOR: YATES LAURA						
GRANTEE: YATES LAURA & ERIC						
1904/1023	2/20/2014	QC	U	I	11	8,000
GRANTOR: WOODYARD JUDITH						
GRANTEE: YATES LAURA						

BUILDING NOTES

BUILDING DIMENSIONS

FOP=[YR=2019] W6 BAS=[YR=2019] W24 UCP=[YR=2019] W30
BAS=[YR=2012] W64 S31 E26 UOP=[YR=2019] S12 E22 N12 W22$ E38
N31$ S31 E30 N31$ S31 E24 N31$ S31 W24 S9 E30 N40$.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2012	2012	3	95	3,325	

LAND DESCRIPTION

TOTAL OB/XF 3,325

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	0004	OR	0.00	0.00	2.69	AC		1.00	1.00	1.00	30,000.00	30,000.00	80,700							

REVIEW DATE 01/08/2020 BY TWX Total Acres: 2.69 Total Land Value: 80,700 Market: 0 Agricultural: 0 Common: 80,700 PRINTED 08/06/2024 BY SYS