

MIKUS ANTHONY & EDIE
44209 WOODLAND CIRCLE
CALLAHAN, FL 32011

18-2N-27-4315-0011-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

0800021,216116.200087.15105,974199920020050.0050.00

Roof Structure03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floor14CARPET 80

Interior Floor08SHT VINYL 20

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms2 100

Bathrooms2 100

Frame02WOOD FRAME 100

Stories Units1.1. 100
0 100

Quality03Quality Level 03

DOR CODE0200MOBILE HOME

MAP NUMMKT AREA05

NEIGHBORHOOD/LOC5010.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAS1,2161001,21652,987

TOTALS1,2161,21652,987

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10810CONCRETE A001050500.00SF6.506.50100198919893571,853

20810CONCRETE A002011220.00SF6.506.50100199919993771,101

30300BOAT DCK W001012120.00SF40.0040.0010020242018874,176

LAND DESCRIPTION

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

1000133CSFR LAKE0RM100.00177.001.00LT1.001.001.0065,000.0065,000.0065,000REVIEW DATE07/18/2024BYKWA

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA

TOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

Heated Area: 1216HX Base Yr

BAS1999

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

75596 JOHNSON LAKE RD, YULEE

TOTAL OB/XF7,130

Market: 0Agricultural: 0Common: 65,000

NASSAU COUNTY PROPERTY

PAGE 1 of 14

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE52,987

TOTAL MARKET OB/XF VALUE7,130

TOTAL LAND VALUE - MARKET65,000

TOTAL MARKET VALUE125,117

SOH/AGL Deduction50,102

ASSESSED VALUE75,015

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE75,015

TOTAL JUST VALUE125,117

NCON VALUE4,176

INCOME VALUE

PREVIOUS YEAR MKT VALUE97,709

1999 MERI(2000)

RP: 674030

SW/MH/IDFLHML3Y145320522

PERMIT NUMDESCRIPTIONAMTISSUED

MH992603MH MOVE-ON003/01/1999

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE

2267/11214/04/2019WDQI0163,000

GRANTOR:NABORS TAINA

GRANTEE:MIKUS ANTHONY & EDI

2167/053212/19/2017QCUII11100

GRANTOR:NABORS MARTY R

GRANTEE:NABORS TAINA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] W76 S16 E76 N16\$.