

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 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	05
NEIGHBORHOOD/LOC		5010.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,056	100	1,056
			44,555
TOTALS	1,056		1,056
			44,555

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0800	02	1,056	117.2000	87.90	92,822	2001	2001	0	0	52.00	48.00	
1 M/H 94+ - 100% - 2017 Heated Area: 1056 HX Base Yr 2017												
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <div style="border: 1px solid black; width: 80%; height: 80%; display: flex; align-items: center; justify-content: center;"> <span style="color: blue; font-weight: bold;">BAS 2002</span> </div> </div>												
75229 JOHNSON LAKE RD, YULEE												

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			44,555
TOTAL MARKET OB/XF VALUE			648
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			100,203
SOH/AGL Deduction			46,432
ASSESSED VALUE			53,771
TOTAL EXEMPTION VALUE	HX HB		28,771
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			100,203
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			99,061

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH013632	MH MOVE-ON	0	09/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2061/1967	7/27/2016	SW U	I	I	38	42,000
GRANTOR: DIPLOMAT PROPERTY MAN						
GRANTEE: MEADOWS MELISSA						
2061/1965	7/27/2016	SW U	I	I	12	100
GRANTOR: MFRA TRUST 2015-1						
GRANTEE: DIPLOMAT PROPERTY M						

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
1	1242	WD DECK A	0	100	20	12			10.00	100	2006	2006	3	27	648	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2002] W44 S24 E44 N24\$ .	

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		RM	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000								