LOT 15 GENM 2005 DWMH
IN OR 2101/699
FPL ESMT PT OR 943/796

FOLDEN TEDDY RAY/MCDUFFIE HEATHERLYN RENEE
75249 JOHNSON LAKE RD
YULEE, FL 32097

2024

18-2N-27-4316-0015-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
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 90
Interior Floo	08	SHT VINYL 10
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	04	Quality Level 04

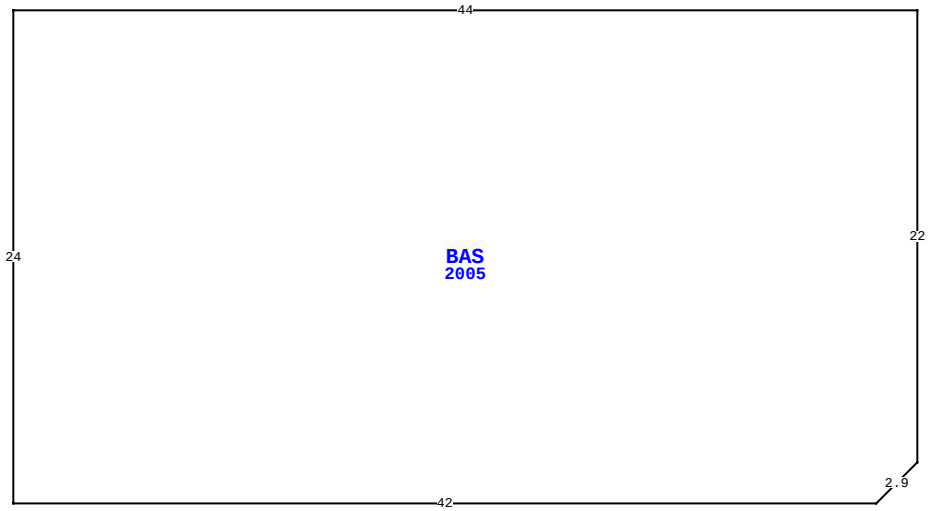
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	5010.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,054	100	1,054	57,265
TOTALS	1,054		1,054	57,265

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,054	129.3600	97.02	102,259	2005	2005	0	0	0	44.00	56.00

1 M/H 94+ – 100% - 2019 Heated Area: 1054 HX Base Yr 2019



75249 JOHNSON LAKE RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		57,265
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		112,265
SOH/AGL Deduction		50,846
ASSESSED VALUE		61,419
TOTAL EXEMPTION VALUE	HX HB	36,419
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		112,265
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		110,355

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E0514294	ELEC OTHER	0	02/01/2005
M0509183	MECH OTHER	0	02/01/2005
P0508894	OTHER	0	02/01/2005
MH054521	MH MOVE-ON	0	02/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2101/0699	2/14/2017	SW	U	I	18	30,700
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: FOLDEN TEDDY RAY &						
2058/1183	12/03/2015	SW	U	I	12	100
GRANTOR: BANK OF AMERICA						
GRANTEE: SECRETARY OF HOUSIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W44 S24 E42 U2 R2 N22 $.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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		RM	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 05/18/2022 BY NWA Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 08/06/2024 BY SYS