

PORTER TERESA J/JONES LAURA Y ET AL
9164 RIDGE BRIER LANE
JACKSONVILLE, FL 32225

37-3N-27-4680-0004-0200

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 10003GABLE/HIP 10003COMP SHNGL 10005DRYWALL 10008SHT VINYL 5014CARPET 5003CENTRAL 10004AIR DUCTED 1003 1002 10002WOOD FRAME 1000 0 1000 0 1000 0 10003Quality Level 030200MOBILE HOME04MAP NUMMKT AREA04NEIGHBORHOOD/LOC4031.00AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUEBAS1,6201001,62087,383

MARKET ADJUSTMENTS

TYPEDMDLEFF. AREA10800021,620TOTA ADJ PTS116.00EFF. BASE RATE87.00REPL. COST NEW140,940AYB2008EYB2008ECONFNCT00NORM038.00% COND62.00Heated Area: 1620HX Base YrBAS2008

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 4Tax Dist:BUILDING MARKET VALUE87,383TOTAL MARKET OB/XF VALUE2,332TOTAL LAND VALUE - MARKET97,920TOTAL MARKET VALUE187,635SOH/AGL Deduction0ASSESSED VALUE187,635TOTAL EXEMPTION VALUE0BASE TAXABLE VALUE187,635TOTAL JUST VALUE187,635NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE184,542

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE2620/13412/08/2023WD U I I 11100GRANTOR: WILSON LAURA BGRANTEE: PORTER TERESA J & L2608/078212/12/2022WD U I I 11100GRANTOR: WILSON CLAVIN A SRGRANTEE: WILSON LAURA B

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W60 S27 E60 N27\$.

EXTRA FEATURES

87589 ROSES BLUFF RD, YULEE

BLD DATEXF DATEINC DATE05/28/2008KKLGL DATELAND DATEAG DATE06/20/2023MLU

L NOBJ/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOBJ/XF MKT VALUENOTES10680POLE SHED0012560.00SF10.0010.001002007200734828820751UOP0000262.00SF10.0010.00100201520153782,044

LAND DESCRIPTION

TOTAL OB/XF2,332

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV1000102CSFR/MH0OR0.000.001.36AC1.001.000.9080,000.0072,000.0097,920

REVIEW DATE05/12/2019BYKBA

Total Acres: 1.36Total Land Value: 97,920Market: 0Agricultural: 0Common: 97,920PRINTED 08/06/2024 BY SYS