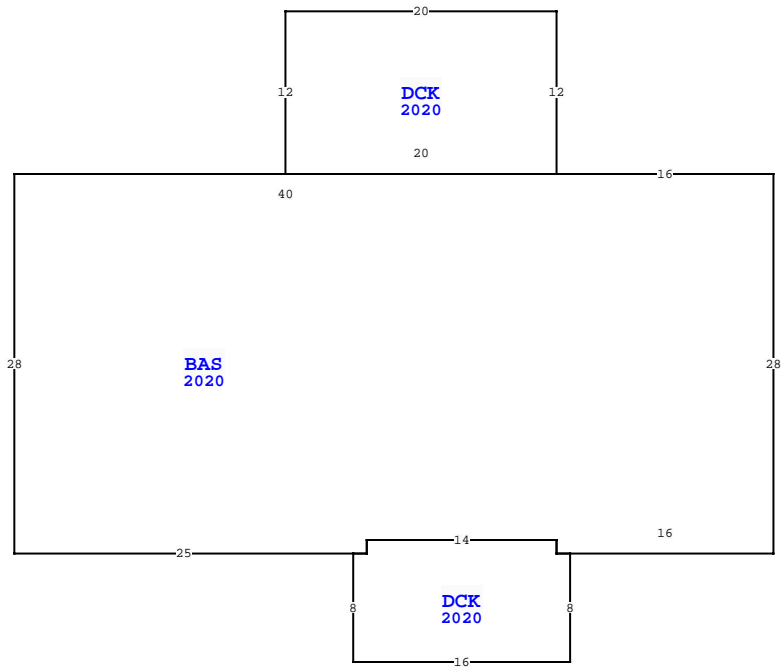




BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	30 VINYL 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LVT/LAMMT 50
Interior Floor	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0820	02	1,611	135.3000	94.71	152,578	1990	2008	0	0	38.00	62.00		
2 M/H 93- - 0% - 0 Heated Area: 1554 HX Base Yr													



Quality	04 Quality Level 04			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 04			
NEIGHBORHOOD/LOC	4031.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,554	100	1,554	91,251
DCK	142	15	21	1,233
DCK	240	15	36	2,114
TOTALS	1,936		1,611	94,598

96184 WILL YOUNG RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2024
INC DATE		AG DATE	MLU

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	0300	BOAT DCK W	0	0	3	95		0.40	0.40	100	1975	1975	3	20		23
2	0940	SHEDS/PORT	0	0	10	12	SF	15.00	15.00	100	2020	2020	3	90		1,620

NASSAU COUNTY PROPERTY		PAGE 1 of 2	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			273,580
TOTAL MARKET OB/XF VALUE			1,643
TOTAL LAND VALUE - MARKET			375,000
TOTAL MARKET VALUE			650,223
SOH/AGL Deduction			0
ASSESSED VALUE			650,223
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			650,223
TOTAL JUST VALUE			650,223
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			601,961

PERMIT NUM	DESCRIPTION	AMT	ISSUED
AP10127	MH APPLICATION	0	12/16/2019
B1704179	MODULAR HM	0	05/01/2017
B1701363	DEMOLITION	4,000	03/01/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1637/1459	8/31/2009	WD	Q	I	03	250,000
GRANTOR: BUSCH GREG TRUSTEE FO						
GRANTEE: CRUMP KEVIN & DANNA						
1337/0499	7/29/2005	PR	U	I	01	100
GRANTOR: RENDELL DONNA L P/R F						
GRANTEE: BUSCH GREG						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2020] W16 DCK=[YR=2020] N12 W20 S12 E20\$ W40 S28 E25 DCK=[YR=2020] S8 E16 N8 W1 N1 W14 S1 W1\$ E1 N1 E14 S1 E16 N28\$.	

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	000130	C	SFR WATER	0		RMH	125.00	420.00	125.00	FF		1.00	1.00	1.00	3,000.00	3,000.00	375,000										

