

PARCEL 3
IN OR 2129/1122
UTIL ESMTS PT OR 1769/492-513

HAGAN ACE HARDWARE OF YULEE INC
1022 BLANDING BLVD
ORANGE PARK, FL 32065

2024

42-2N-27-1330-0003-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 80
Exterior Wall	16	WD FR STUC 20
Roof Structure	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	03	CONC FNISH 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures	13	100
Frame	05	STEEL 100
Story Height		21 100
RMS		9 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality 02 Quality Level 02

DOR CODE 1100 STORES, 1 STORY

MAP NUM MKT AREA 04

NEIGHBORHOOD/LOC 4002.00

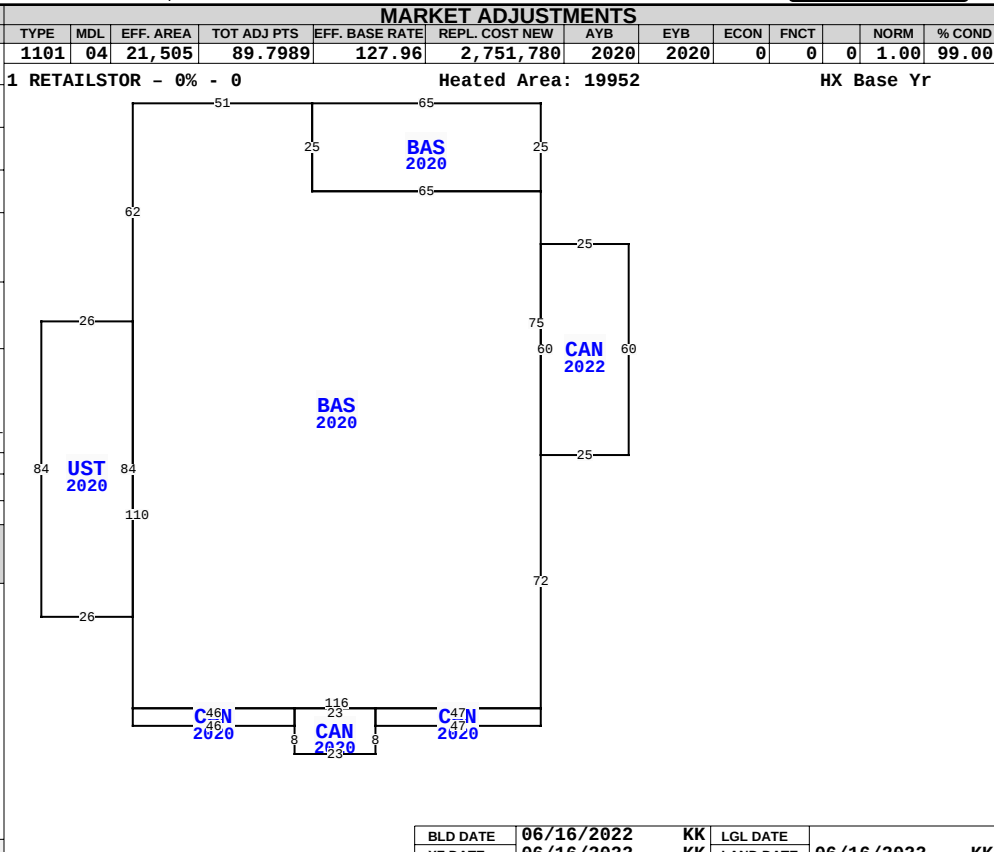
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,625	100	1,625	205,856
BAS	18,327	100	18,327	2,321,672
CAN	230	30	69	8,741
CAN	235	30	70	8,867
CAN	299	30	90	11,401
CAN	1,500	30	450	57,006
UST	2,184	40	874	110,719
TOTALS	24,400		21,505	2,724,262

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	0803	ASPHALT C	0	0	0	0	57,660.00	SF	2.00	2.00	100	2020	2020	3	86	99,175	
2	0400	CONC CURB	0	0	0	0	2,329.00	LF	15.00	15.00	100	2020	2020	3	99	34,586	
3	0972	ST LGHT UN	0	0	0	0	9.00	UT	2,530.00	2,530.00	100	2020	2020	3	96	21,859	
4	0975	ST LT/ARM	0	0	0	0	5.00	UT	500.00	500.00	100	2020	2020	3	96	2,400	
5	0810	CONCRETE A	0	0	116	3	348.00	SF	6.50	6.50	100	2020	2020	3	99	2,239	
6	4950	BOLLARD	0	0	0	0	4.00	UT	100.00	100.00	100	2020	2020	3	100	400	
7	0090	AUTO DOOR	0	0	0	0	2.00	UT	2,500.00	2,500.00	100	2020	2020	3	90	4,500	
8	6001	ROLLUP DR	0	0	0	0	1.00	UT	400.00	400.00	100	2020	2020	3	90	360	
9	0812	CONCRETE C	0	0	0	0	2,973.00	SF	4.00	4.00	100	2020	2020	3	99	11,773	
10	1123	CB 8"	0	0	0	0	256.00	SF	6.15	6.15	100	2020	2020	3	99	1,559	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	001100	C	STORE 1FLR	0		CG	0.00	0.00	159,746.00	SF		1.00	1.00	1.00	5.00	5.00	798,730							



85880 MINER RD, YULEE

BLD DATE	06/16/2022	KK	LGL DATE	
XF DATE	06/16/2022	KK	LAND DATE	06/16/2022
INC DATE		KK	AG DATE	

TOTAL OB/XF 178,851

NASSAU COUNTY PROPERTY					PAGE 1 of 4		4
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 4			Tax Dist:				
BUILDING MARKET VALUE				2,724,262			
TOTAL MARKET OB/XF VALUE				351,869			
TOTAL LAND VALUE - MARKET				798,730			
TOTAL MARKET VALUE				3,874,861			
SOH/AGL Deduction				833,498			
ASSESSED VALUE				3,041,363			
TOTAL EXEMPTION VALUE				0			
BASE TAXABLE VALUE				3,041,363			
TOTAL JUST VALUE				3,874,861			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				3,954,983			

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