LOT 12
IN OR 2174/596
PIERCES SUB PB 3/66

MOSES ANGELA C
85125 MYRTICE RD
YULEE, FL 32097

2024

42-2N-27-4420-0012-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	01	FLAT 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 100
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		0 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Quality	02	Quality Level 02

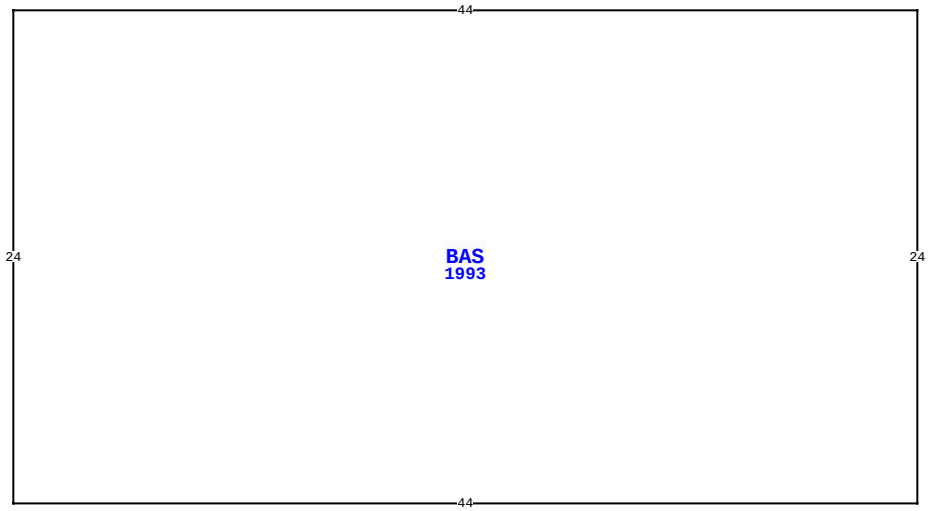
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4052.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100	1,056	13,661
TOTALS	1,056		1,056	13,660

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,056	61.6000	43.12	45,535	1974	1974	0	0	0	70.00	30.00

1 M/H 93- – 100% - 2021 Heated Area: 1056 HX Base Yr 2021



85125 MYRTICE 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		13,660
TOTAL MARKET OB/XF VALUE		10,704
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		74,364
SOH/AGL Deduction		28,490
ASSESSED VALUE		45,874
TOTAL EXEMPTION VALUE	HX HB VX	30,000
BASE TAXABLE VALUE		15,874
TOTAL JUST VALUE		74,364
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		73,579

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2174/0596	1/08/2018	QC	U	I	11	100
GRANTOR: MULLIS ALTON A						
GRANTEE: MOSES ANGELA C						
0185/0409	1/01/1974	WD	U	V		300
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W44 S24 E44 N24$.

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
1	0753	UEP	0	100	44	8	352.00	SF	22.00	22.00	100	1998	1998	3	26	2,013	
2	0751	UOP	0	100	22	8	176.00	SF	10.00	10.00	100	1998	1998	3	26	458	
3	0754	FOP	0	100	22	8	176.00	SF	15.00	15.00	100	1998	1998	3	20	528	
4	0940	SHEDS/PORT	0	100	30	24	720.00	SF	30.00	30.00	100	1985	1985	3	20	4,320	
5	0680	POLE SHED	0	100	30	24	720.00	SF	10.00	10.00	100	1984	1984	3	20	1,440	
6	0680	POLE SHED	0	100	30	12	360.00	SF	10.00	10.00	100	1992	1992	3	20	720	
7	0810	CONCRETE A	0	100	0	0	580.00	SF	6.50	6.50	100	1980	1980	3	32.5	1,225	

LAND DESCRIPTION

TOTAL OB/XF 10,704

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	100.00	110.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 02/01/2023 BY NWA Total Acres: 0.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 08/06/2024 BY SYS