

BROCK CLIFFORD W & TAMARA
85155 MYRTICE ROAD
YULEE, FL 32097

2024

42-21-27-4420-0014-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																												
ELEMENT		CD	CONSTRUCTION		TYPE		MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																														
Exterior Wall		25	MOD METAL 100		0820	02	881	92.4000		64.68	56,983	1986	1986	0	0	0	70.00	30.00	VALUATION BY		STANDARD																											
Roof Structur		03	GABLE/HIP 100		1 M/H 93- - 100% - 2011														Heated Area: 851										HX Base Yr 2011																			
Roof Cover		03	COMP SHNGL 100		3 2.2 3 3.1 3 48 20 10 20 10 2.2 3 3.1 3 BAS 2008 DCK 2014 <td colspan="10">VALUATION BY</td> <td colspan="10">Tax Group: 4</td> <td colspan="10">Tax Dist:</td>														VALUATION BY										Tax Group: 4										Tax Dist:									
Interior Wall		05	DRYWALL 100																BUILDING MARKET VALUE										17,095																			
Interior Floo		14	CARPET 70																TOTAL MARKET OB/XF VALUE										3,483																			
Interior Floo		13	LVT/LAMNT 30																TOTAL LAND VALUE - MARKET										50,000																			
Air Condition		02	WINDOW 100																TOTAL MARKET VALUE										70,578																			
Heating Type		03	FORCED AIR 100																SOH/AGL Deduction										43,523																			
Bedrooms			2 100																ASSESSED VALUE										27,055																			
Bathrooms			2 100																TOTAL EXEMPTION VALUE										HX HB 25,000																			
Frame		02	WOOD FRAME 100																BASE TAXABLE VALUE										2,055																			
Stories		0	0 100																TOTAL JUST VALUE										70,578																			
Units			0 100		NCON VALUE										0																																	
					INCOME VALUE																																											
					PREVIOUS YEAR MKT VALUE										69,479																																	
Quality		03	Quality Level 03																																													
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	851	100	851	16,513																																												
DCK	200	15	30	582																																												
TOTALS		1,051	881	17,095																																												
EXTRA FEATURES					85155 MYRTICE RD, YULEE																																											
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	0510	GARAGE WD-	0 100	24 12	288.00	SF	35.00	35.00	100	2000	2000	3	28	2,822																																		
2	0681	POLE SHED	0 100	12 12	144.00	SF	15.00	15.00	100	2000	2000	3	28	605																																		
3	1242	WD DECK A	0 100	7 4	28.00	SF	10.00	10.00	100	2000	2000	3	20	56																																		
LAND DESCRIPTION					TOTAL OB/XF															3,483																												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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																															