

KNIGHT BRUCE KEVIN & JOANN
85149 CONDOR LN
YULEE, FL 32097

42-2N-27-4460-0048-0000

[illegible]

ELEMENT

CD

CONSTRUCTION

Exterior Wall25MOD METAL 100

Roof Structur10STEEL FRME 100

Roof Cover12MODULAR MT 100

Interior Wall07NONE 100

Interior Floop03CONC FINSH 100

Air Condition01NONE 100

Heating Type01NONE 100

Bedrooms0100 100

Bathrooms0100 100

Frame05STEEL 100

Stories1.1. 100

Units0100 100

Occupancy00NONE 100

Quality06Quality Level 06

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4052.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS60010060013,018

TOTALS60060013,018

MARKET ADJUSTMENTS

2 GARAGE RES - 100% - 0

Heated Area: 600

HX Base Yr

BLD DATE

XF DATE

INC DATE

85149 CONDOR LN, YULEE

LGL DATE

LAND DATE

AG DATE

NASSAU COUNTY PROPERTY

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VALUATION BY

STANDARD

Tax Group: 4

Tax Dist:

BUILDING MARKET VALUE

152,391

TOTAL MARKET OB/XF VALUE

2,989

TOTAL LAND VALUE - MARKET

50,000

TOTAL MARKET VALUE

205,380

SOH/AGL Deduction

90,293

ASSESSED VALUE

115,087

TOTAL EXEMPTION VALUE

HX HB

50,000

BASE TAXABLE VALUE

65,087

TOTAL JUST VALUE

205,380

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

199,537

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

0617/06511/18/1991WDU I01100

GRANTOR: KNIGHT BRUCE KEVIN

GRANTEE: KNIGHT BRUCE & JOAN

0509/02071/26/1987WDUI16,500

GRANTOR: NEAL WARREN & JANET

GRANTEE: KNIGHT BRUCE KEVIN

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2021] W20 S30 E20 N30\$.

LAND DESCRIPTION

TOTAL OB/XF0

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

REVIEW DATE

03/31/2021

BY

NW

Total Acres: 0.00

Total Land Value: 50,000

Market: 0

Agricultural: 0

Common: 50,000

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