

MUHS JOANN H
85537 NORTH HARTS RD
YULEE, FL 32097

2024



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 BY										STANDARD																			
Tax Group: 4										Tax Dist:																			
BUILDING MARKET VALUE										0																			
TOTAL MARKET OB/XF VALUE										23,017																			
TOTAL LAND VALUE - MARKET										80,800																			
TOTAL MARKET VALUE										103,817																			
SOH/AGL Deduction										23,846																			
ASSESSED VALUE										79,971																			
TOTAL EXEMPTION VALUE										0																			
BASE TAXABLE VALUE										79,971																			
TOTAL JUST VALUE										103,817																			
NCON VALUE										0																			
INCOME VALUE																													
PREVIOUS YEAR MKT VALUE										104,149																			
PERMIT NUM										DESCRIPTION										AMT					ISSUED				
B22420										ADDITION										45,540					04/01/2009				
MH961211										MH MOVE-ON										0					03/04/1996				
SALES DATA																													
OFF RECORD Number										DATE					TYPE INST		Q U		V I		RSN CD		SALE PRICE						
2716/719										6/04/2024					QC U		I		11		100								
GRANTOR: MUHS FLORENCE L																													
GRANTEE: MUHS JOANN H																													
2159/0503										9/27/2017					QC U		V		11		100								
GRANTOR: MUHS KENNETH M																													
GRANTEE: MUHS FLORENCE L																													
BUILDING NOTES																													
BUILDING DIMENSIONS																													