

PT OF LOT 17 (S-1)
IN OR 2324/666 R816206
ESMT IN OR 668/978

JACOBS RACHEL N & JENNIFER
85151 HURRICANE LN
YULEE, FL 32097

2024

42-2N-27-4540-0017-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100

Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4048.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,064	100	1,064	27,617
FOP	25	30	8	208
FOP	25	30	8	208

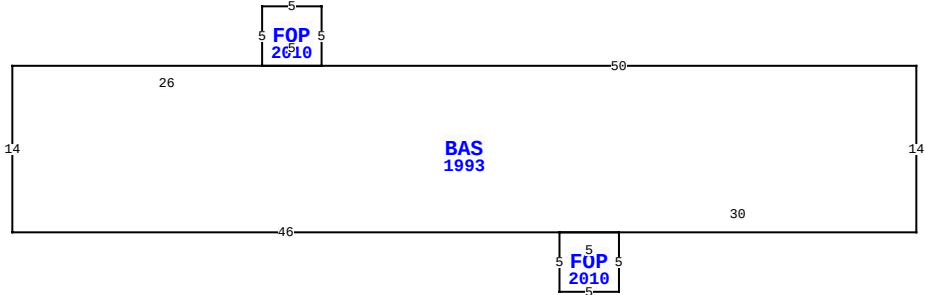
TOTALS	1,114	1,080	28,033
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0 100	23	23	529.00	SF	6.50	6.50	100	1995
2	0940	SHEDS/PORT	0 100	14	16	224.00	SF	30.00	30.00	100	1997

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000102	C	SFR/MH	100	0002	OR	0.00	0.00	1.00	AC	

REVIEW DATE	03/08/2021	BY	NWA
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MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,080	123.6000	86.52	93,442	1992	1992	0	0	0 70.00	30.00
1 M/H 93- - 100% - 2020 Heated Area: 1064 HX Base Yr 2020											



85151 HURRICANE LN, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

TOTAL OB/XF	3,751
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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
1	000102	C	SFR/MH	100	0002	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	80,000.00	80,000.00	80,000

Total Acres:	1.00	Total Land Value:	80,000	Market:	0	Agricultural:	0
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NASSAU COUNTY PROPERTY											
PAGE 1 of 1											4

VALUATION BY		STANDARD
Tax Group: 4		Tax Dist:
BUILDING MARKET VALUE		28,033
TOTAL MARKET OB/XF VALUE		3,751
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		111,784
SOH/AGL Deduction		47,454
ASSESSED VALUE		64,330
TOTAL EXEMPTION VALUE		39,330
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		111,784
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		109,850

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9149	MH MOVE-ON	18,000	12/14/1992

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2324/0666	11/22/2019	WD U	I	I	37	35,000	
GRANTOR: MCDUFFIE BARBARA C &							
GRANTEE: JACOBS RACHEL N & J							
1960/1982	2/03/2015	QC U	I	I	11	100	
GRANTOR: MCDUFFIE BARBARA C							
GRANTEE: MCDUFFIE BARBARA C							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W50FOP=[YR=2010] N5 W5 S5 E5 \$ W26 S14 E46FOP=[YR=2010] S5 E5 N5 W5 \$ E30 N14\$.											