

SNIDER CARL H
85293 JOANN ROAD
YULEE, FL 32097

42-2N-27-4612-0002-0370

05

AVERAGE 100

03

GABLE/HIP 100

12

MODULAR MT 100

05

DRYWALL 100

14

CARPET 70

08

SHT VINYL 30

03

CENTRAL 100

04

AIR DUCTED 100

4 100

2 100

02

WOOD FRAME 100

0

0 100

0 100

04

Quality Level 04

0200

MOBILE HOME

MKT AREA

04

4048.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,824

100

1,824

51,743

UOP

1,752

25

438

12,425

TOTALS

3,576

2,262

64,168

EXTRA FEATURES

85293 JOANN 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

0754

FOP

0

0

16

10

160.00

SF

15.00

15.00

100

2003

2003

3

21

504

2

0351

CARPORT MT

0

0

23

11

253.00

SF

10.00

10.00

100

1999

1999

3

20

506

3

0351

CARPORT MT

0

0

31

16

496.00

SF

10.00

10.00

100

2003

2003

3

21

1,042

LAND DESCRIPTION

TOTAL OB/XF

2,052

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT 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

0

00006

OR

0.00

0.00

1.00

LT

1.00

1.00

1.00

80,000.00

80,000.00

80,000

REVIEW DATE

01/06/2023

BY

NWA

Total Acres: 0.00

Total Land Value: 80,000

Market: 0

Agricultural: 0

Common: 80,000

PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0820

02

2,262

135.0800

94.56

213,895

1992

1992

0

0

0

70.00

30.00

1 M/H 93-

- 0%

- 0

Heated Area: 1824

HX Base Yr

24

16

34

52

76

24

76

24

UOP

2022

BAS

2009

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY

STANDARD

Tax Group: 4

Tax Dist:

BUILDING MARKET VALUE

64,168

TOTAL MARKET OB/XF VALUE

2,052

TOTAL LAND VALUE - MARKET

80,000

TOTAL MARKET VALUE

146,220

SOH/AGL Deduction

25,061

ASSESSED VALUE

121,159

TOTAL EXEMPTION VALUE

0

BASE TAXABLE VALUE

121,159

TOTAL JUST VALUE

146,220

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

141,706

PERMIT NUM

DESCRIPTION

AMT

ISSUED

9142

MH MOVE-ON

45,000

12/09/1992

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

1492/0670

4/13/2007

QC U

I

06

40,200

GRANTOR: LOWE CLYDE E & BEVERL

GRANTEE: SNIDER CARL H

0486/0025

3/01/1986

WD

Q

V

10,800

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2009] W76 S24 E76 N24\$ UOP=[YR=2022] N18 W52 N16 W24 S34 E76\$.