BLOCK 2 LOT 48
YULEE WOODS #2 PB 5/83 & 84

MORRISSEY CALLYE MARIE
122 CARLIE RD
WILMINGTON, DE 19803

2024

42-2N-27-4612-0002-0480

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
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

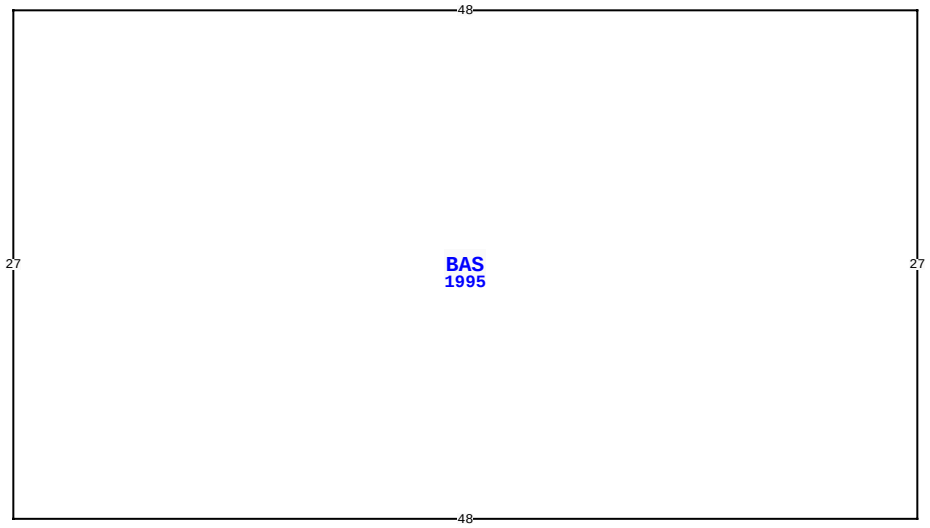
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4048.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100	1,296	34,175
TOTALS	1,296		1,296	34,175

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,296	117.2000	87.90	113,918	1995	1995	0	0	0	70.00	30.00

1 M/H 94+ – 100% - 2004 Heated Area: 1296 HX Base Yr 2004



85613 JOANN RD, YULEE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		34,175
TOTAL MARKET OB/XF VALUE		3,747
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		117,922
SOH/AGL Deduction		63,220
ASSESSED VALUE		54,702
TOTAL EXEMPTION VALUE	HX HB	29,702
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		117,922
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		121,030

PERMIT NUM	DESCRIPTION	AMT	ISSUED
95 1115	MH MOVE-ON	0	11/01/1995
7637	REPAIR/RRF	2,995	10/24/1991
5829	ADDITION	3,880	06/26/1989
5769	CARPORT	6,859	05/30/1989

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2717/81	6/03/2024	FJ	U	I	11	0
GRANTOR: MORRISSEY MICHAEL ROB						
GRANTEE: MORRISSEY CALLYE MA						
2707/172	4/19/2024	FJ	U	I	11	0
GRANTOR: MORRISSEY MICHAEL ROB						
GRANTEE: MORRISSEY CALLYE MA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995] W48 S27 E48 N27$.

EXTRA FEATURES

LN	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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1995	1995	3	77	2,695	
2	1242	WD DECK A	0	100	0	0	526.00	SF	10.00	10.00	100	1996	1996	3	20	1,052	

LAND DESCRIPTION

TOTAL OB/XF 3,747

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/06/2024 BY SYS