BLOCK 5 LOT 1
YULEE WOODS #2 PB 5/83 & 84

SMITH TRESA M
PO BOX 213
YULEE, FL 32041

2024

42-2N-27-4612-0005-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	04	Quality Level 04

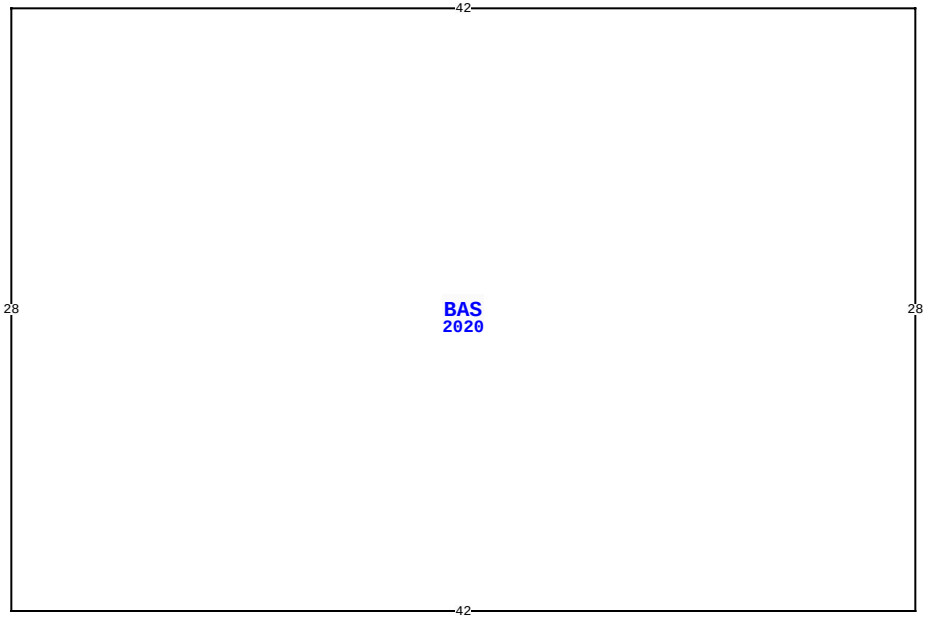
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4048.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,176	100	1,176	93,927
TOTALS	1,176		1,176	93,927

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,176	109.7800	82.34	96,832	2020	2020	0	0	0	3.00	97.00

1 M/H 94+ – 0% - 0 Heated Area: 1176 HX Base Yr



85337 MADELINE 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	93,927
TOTAL MARKET OB/XF VALUE	4,500
TOTAL LAND VALUE - MARKET	80,000
TOTAL MARKET VALUE	178,427
SOH/AGL Deduction	23,983
ASSESSED VALUE	154,444
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	154,444
TOTAL JUST VALUE	178,427
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	173,218

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20001280	CAR PORT	11,592	02/18/2020
2000952	CO ISSUED	0	01/31/2020
2000297	MH MOVE-ON	0	01/10/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2321/1305	11/14/2019	WD	Q	I	01	59,000
GRANTOR: CASTILLO CATHERINE M						
GRANTEE: SMITH TRESA M						
2317/1010	11/01/2019	FJ	U	I	11	100
GRANTOR: CASTILLO BENITO ESTAT						
GRANTEE: CASTILLO CATHERINE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2020] W42 S28 E42 N28 $.

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	0351	CARPORT MT	0	0	20	25	500.00	SF	10.00	10.00	100	2020	2020	3	90	4,500	

LAND DESCRIPTION

TOTAL OB/XF 4,500

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	0		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 02/20/2020 BY NW Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/06/2024 BY SYS