BLOCK 7 LOT 33
YULEE WOODS #2 PB 5/83 & 84

BUFORD DARREN S/REESER SKLAR M
85125 MINER ROAD
YULEE, FL 32097

2024

42-2N-27-4612-0007-0330

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 100
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	05	Quality Level 05

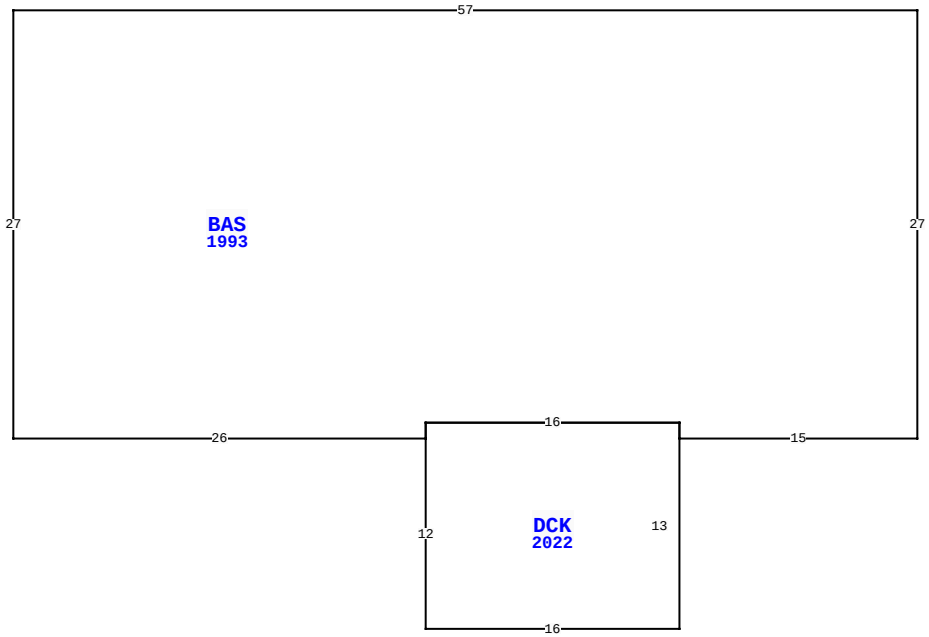
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4048.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,523	100	1,523	152,955
DCK	208	15	31	3,113
TOTALS	1,731		1,554	156,069

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,554	146.4000	102.48	159,254	1991	2021	0	0	0	2.00	98.00

1 M/H 93- – 0% - 0 Heated Area: 1523 HX Base Yr



85125 MINER 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	156,069
TOTAL MARKET OB/XF VALUE	8,640
TOTAL LAND VALUE - MARKET	80,000
TOTAL MARKET VALUE	244,709
SOH/AGL Deduction	116,607
ASSESSED VALUE	128,102
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	128,102
TOTAL JUST VALUE	244,709
NCON VALUE	8,640
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	129,778

BLDG:1:3: RP: 12822492 & 12822491
BLDG:1:1: DW/MH/ID HML2F2848384695(A/B)

PERMIT NUM	DESCRIPTION	AMT	ISSUED
974058	NEW CONSTR	0	10/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2692/1087	2/02/2024	WD	Q	I	01	355,000
GRANTOR: CASA DE SOL LLC						
GRANTEE: BUFORD DARREN S						
2521/1896	12/09/2021	WD	Q	I	01	130,000
GRANTOR: HENDRICKS JACOB & STE						
GRANTEE: CASA DE SOL LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W57 S27 E26 DCK=[YR=2022] S12 E16 N13 W16 S1$ N1 E16 S1 E15 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	0940	SHEDS/PORT	0	0	24	12	288.00	SF	30.00	30.00	100	2024	2023		100	8,640	

LAND DESCRIPTION

TOTAL OB/XF 8,640

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 05/16/2022 BY HS Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/06/2024 BY SYS