BLOCK 8 LOTS 7 & 8
YULEE WOODS #2 PB 5/83 & 84

GRAY WILLIAM E & PAMELA S
85116 MINER RD
YULEE, FL 32097

2024

42-2N-27-4612-0008-0070

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

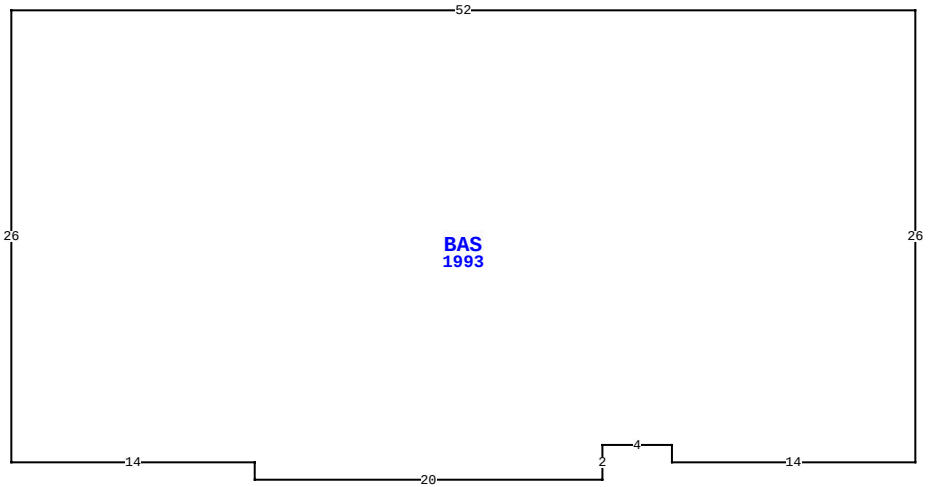
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	1,368	100	1,368	35,393
TOTALS	1,368		1,368	35,393

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,368	123.2000	86.24	117,976	1986	1986	0	0	0	70.00	30.00

1 M/H 93- – 100% - 1996 Heated Area: 1368 HX Base Yr 1996



85116 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		35,393
TOTAL MARKET OB/XF VALUE		16,468
TOTAL LAND VALUE - MARKET		160,000
TOTAL MARKET VALUE		211,861
SOH/AGL Deduction		102,709
ASSESSED VALUE		109,152
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		59,152
TOTAL JUST VALUE		211,861
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		209,403

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2461/1427	5/14/2021	QC	U	I	11	100
GRANTOR: GRAY PAMELA S & WILLI						
GRANTEE: GRAY WILLIAM E & PA						
2461/1425	5/14/2021	QC	U	I	11	100
GRANTOR: GRAY WILLIAM E & PAME						
GRANTEE: GRAY WILLIAM E & PA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W52 S26 E14 S1 E20 N2 E4 S1 E14 N26 $.

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	1242	WD DECK A	0	100	8	8	64.00	SF	10.00	10.00	100	1988	1988	3	20	128	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1986	1986	3	60	2,100	
3	1242	WD DECK A	0	100	0	0	1,120.00	SF	10.00	10.00	100	1996	1996	3	20	2,240	
4	0936	SEPTC TANK	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2000	2000	3	100	6,000	
5	0937	WELL	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2000	2000	3	100	6,000	

LAND DESCRIPTION

TOTAL OB/XF 16,468

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	0006	OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							
2	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: 160,000 Market: 0 Agricultural: 0 Common: 160,000 PRINTED 08/06/2024 BY SYS