PT OF LOT 5
IN OR 1573/1122,OR 1573/1112
OR 1573/1119,OR 1573/1116

LOVELL ROMAYNE &/DAVIS KIMBERLEE L
96820 BLACKROCK RD
YULEE, FL 32097

2024

42-3N-28-5080-0005-0110

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	7600	MORTUARY/CEMETERY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4031.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

OFF BLACKROCK AV, 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	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	3,000
TOTAL MARKET VALUE	3,000
SOH/AGL Deduction	786
ASSESSED VALUE	2,214
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	2,214
TOTAL JUST VALUE	3,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	3,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2103/0629	2/27/2017	QC	U	I	11	100
GRANTOR: CHAMBLEE JOANNA MAY						
GRANTEE: CHAMBLEE-LEA SAMANT						
1573/1122	6/25/2008	WD	U	I	01	100
GRANTOR: LOVELL ROMAYNE						
GRANTEE: LOVELL ROMAYNE						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	007600	C	MORTUARY	0	0007	RSF-1	0.00	0.00	1.00	UT		1.00	1.00	0.05	60,000.00	3,000.00	3,000							

REVIEW DATE 07/13/2020 BY KWA Total Acres: 0.00 Total Land Value: 3,000 Market: 0 Agricultural: 0 Common: 3,000 PRINTED 08/06/2024 BY SYS