

THOMPSON ROBERT E & BONNIE L/E/
85019 LINDA RD
YULEE, FL 32097

43-2N-27-0000-0001-0090

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY													
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1													
ELEMENT	CD	25	MOD METAL 100	0820	MDL	02	1,736	TOT ADJ PTS	99.0000	EFF. BASE RATE	69.30	REPL. COST NEW	120,305	AYB	1984	EYB	1989	ECON	0	FNCT	0	NORM	0	70.00	% COND	30.00							
Exterior Wall	03	GABLE/HIP	100	1 M/H 93- - 100% - 0										Heated Area: 1344										HX Base Yr									
Roof Structure	03	COMP SHNGL	100																														
Roof Cover	05	DRYWALL	100																														
Interior Wall	08	SHT VINYL	50																														
Interior Floor	14	CARPET	50																														
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	0 100																															
BUD8 Adjustme	04	DIST 01	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	1,344	100	1,344	27,942																													
FSP	144	60	86	1,788																													
FST	120	65	78	1,622																													
USP	280	50	140	2,911																													
UST	160	55	88	1,829																													
TOTALS		2,048	1,736	36,092																													
EXTRA FEATURES				85019 LINDA RD, YULEE																													
L N	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	0 100	10	12	120.00	SF	30.00	30.00	100	1985	1985	3	20	720																		
2	0681	POLE SHED	0 100	12	8	96.00	SF	15.00	15.00	100	1985	1985	3	20	288																		
3	0812	CONCRETE C	0 100	24	24	576.00	SF	4.00	4.00	100	2006	2006	3	87	2,004																		
4	0810	CONCRETE A	0 100	24	3	72.00	SF	6.50	6.50	100	1984	1984	3	44	206																		
5	0810	CONCRETE A	0 100	0	0	120.00	SF	6.50	6.50	100	1984	1984	3	44	343																		
LAND DESCRIPTION																																	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	1.50	LT		1.00	1.00	1.00	80,000.00	80,000.00	120,000																
REVIEW DATE 11/15/2019 BY TWA Total Acres: 0.00 Total Land Value: 120,000 Market: 0 Agricultural: 0 Common: 120,000 PRINTED 08/06/2024 BY SYS																																	