BLOCK 2 LOT 6
IN OR 636 PG 1142
ESMT IN OR 446/564

POPE DELORIS H L/E/
85256 STEPHEN ROAD
YULEE, FL 32097

2024

43-2N-27-4621-0002-0060

BUILDING CHARACTERISTICS

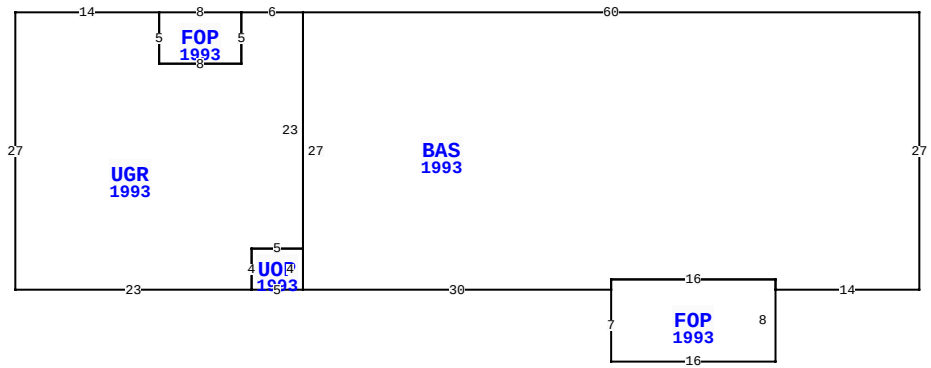
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	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	1,604	100	1,604	39,478
FOP	40	30	12	295
FOP	128	30	38	935
UGR	696	45	313	7,704
UOP	20	25	5	123
TOTALS	2,488		1,972	48,535

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,972	117.2000	82.04	161,783	1992	1992	0	0	0	70.00	30.00

1 M/H 93- – 100% - 0 Heated Area: 1604 HX Base Yr



85256 STEPHEN RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		48,535
TOTAL MARKET OB/XF VALUE		17,180
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		145,715
SOH/AGL Deduction		83,565
ASSESSED VALUE		62,150
TOTAL EXEMPTION VALUE	HX HB	37,150
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		145,715
NCON VALUE		4,332
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		138,175

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7626	GARAGE	8,650	10/18/1991

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1764/1636	11/15/2011	QC	U	I	11	100
GRANTOR: POPE JOHN E & DELORIS						
GRANTEE: POPE JOHN E & DELOR						
0636/1142	9/19/1991	WD	U	V	10	7,900
GRANTOR: PHILIPS ELISE ETAL						
GRANTEE: POPE JOHN & DELORIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W60 UGR=[YR=1993] W6 FOP=[YR=1993] W8 S5 E8 N5$ S5 W8 N5 W14 S27 E23 UOP=[YR=1993] E5 N4 W5 S4$ N4 E5 N23$ S27 E30 FOP=[YR=1993] S7 E16 N8 W16 S1$ N1 E16 S1 E14 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	100	10	20	200.00	SF	20.10	20.10	100	1991	1991	3	20	804	
2	0940	SHEDS/PORT	0	100	12	24	288.00	SF	20.10	20.10	100	1985	1985	3	20	1,158	
3	0812	CONCRETE C	0	100	0	0	3,240.00	SF	4.00	4.00	100	1991	1991	3	62	8,035	
4	0756	FEP	0	100	8	16	128.00	SF	27.00	27.00	100	1991	1991	3	20	691	
5	0351	CARPORT MT	0	100	20	20	400.00	SF	10.00	10.00	100	1992	1992	3	20	800	
6	0910	SCRN RM L	0	100	16	20	320.00	SF	15.00	15.00	100	1992	1992	3	20	960	
7	0351	CARPORT MT	0	100	10	20	200.00	SF	10.00	10.00	100	1992	1992	3	20	400	
8	0476	VF 6 SBPL	0	100	0	0	126.00	LF	32.00	32.00	100	2024	2023		100	4,032	
9	0470	VNYL GATE	0	100	0	0	1.00	UT	300.00	300.00	100	2024	2023		100	300	

LAND DESCRIPTION

TOTAL OB/XF 17,180

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

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