

BLOCK 6 LOT 11
R498114 & R498115
IN OR 1930/1089

GILL ROY T & AMY GAYLE
85024 DELEENE RD
YULEE, FL 32097

2024

43-2N-27-4647-0006-0110



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																			
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																	
Exterior Wall	26	AL SIDING 100								0820	02	1,032	115.2000	80.64	83,220	1988	1988	0	0	0	70.00	30.00																	
Roof Structur	03	GABLE/HIP 100								1 M/H 93- - 100% - 2015										Heated Area: 1032										HX Base Yr 2015									
Roof Cover	12	MODULAR MT 100								43 24 BAS 1993 24 43																													
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	1,032	100	1,032	24,966																																			
TOTALS		1,032	1,032	24,966																																			
EXTRA FEATURES										85024 DELEENE RD, YULEE										BLD DATE										LGL DATE									
																				XF DATE										LAND DATE									
																				INC DATE										AG DATE									
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	0510	GARAGE WD-	0	100	20	20	400.00	SF	26.25	26.25	100	1985	1985	3	20	2,100																							
2	1242	WD DECK A	0	100	10	12	120.00	SF	10.00	10.00	100	1991	1991	3	20	240																							
3	1242	WD DECK A	0	100	19	4	76.00	SF	10.00	10.00	100	1992	1992	3	20	152																							
4	1242	WD DECK A	0	100	0	0	268.00	SF	10.00	10.00	100	1992	1992	3	20	536																							
5	0811	CONCRETE B	0	100	0	0	918.00	SF	5.20	5.20	100	1996	1996	3	72	3,437																							
LAND DESCRIPTION										TOTAL OB/XF										6,465																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/06/2024 BY SYS																																							