LOT 16 OR 212/361
CHESTER MEADOWS UNIT 1 UNR
AKA LOT 16-E

BOWERS JOYCE P
96698 CHESTER ROAD
YULEE, FL 32097

2024

43-3N-28-5100-0016-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

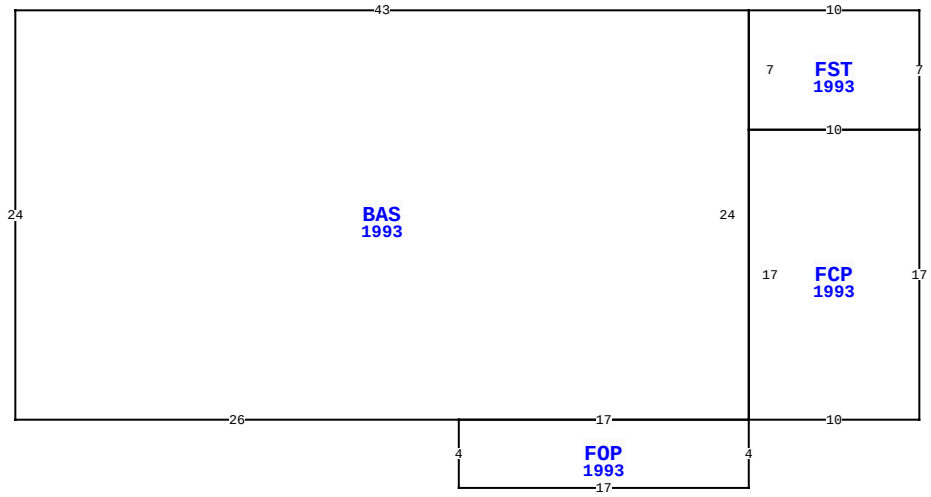
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4031.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,032	100	1,032	87,131
FCP	170	25	42	3,546
FOP	68	30	20	1,689
FST	70	55	38	3,208
TOTALS	1,340		1,132	95,574

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,132	135.6800	128.90	145,915	1974	1974	0	0	0	34.50	65.50

1 SINGLE FAM – 100% - 2022 Heated Area: 1032 HX Base Yr



96698 CHESTER RD, YULEE

BLD DATE	03/24/2015 KK	LGL DATE	
XF DATE		LAND DATE	06/20/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		95,574
TOTAL MARKET OB/XF VALUE		684
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		176,258
SOH/AGL Deduction		9,709
ASSESSED VALUE		166,549
TOTAL EXEMPTION VALUE	13	166,549
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		176,258
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		172,169

PERMIT NUM	DESCRIPTION	AMT	ISSUED
4431	N/A	1,840	10/12/1987

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0212/0361	1/01/1976	WD	Q	I		23,300
GRANTOR:						
GRANTEE:						
0184/0575	1/01/1974	WD	Q	I		23,600
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W43 S24 E26 FOP=[YR=1993] S4 E17 N4W17$ E17
FCP=[YR=1993] E10 N17 FST=[YR=1993] N7 W10 S7E10$ W10S17$
N24$.

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	0351	CARPORT MT	0	100	18	19	342.00	SF	10.00	10.00	100	1995	1995	3	20	684	

LAND DESCRIPTION

TOTAL OB/XF 684

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	000100	C	SFR	100	0006	RSF-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 1.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/06/2024 BY SYS