

MCKNIGHT CATHLEEN &/GAMBLE LORI M
96529 CHESTER RD
YULEE, FL 32097

2024



BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall

Roof Structure

Roof Cover

Interior Wall

Interior Floor

Interior Floor

Air Condition

Heating Type

Bedrooms

Bathrooms

Frame

Stories Units

Quality

DOR CODE

MAP NUM

NEIGHBORHOOD/LOC

30 VINYL 100

03 GABLE/HIP 100

03 COMP SHNGL 100

05 DRYWALL 100

14 CARPET 80

08 SHT VINYL 20

03 CENTRAL 100

04 AIR DUCTED 100

2 100
2 100

02 WOOD FRAME 100

1. 1. 100
0 100

05 Quality Level 05

0200 MOBILE HOME

MKT AREA04

4031.00

TOTALS

1,236

1,080

33,884

EXTRA FEATURES

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

000102

C

SFR/MH

100

OR

150.00

400.00

1.38

AC

1.00

1.00

0.95

80,000.00

76,000.00

104,880

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

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

150.00

400.00

1.38

AC

1.00

1.00

0.95

80,000.00

76,000.00

104,880

REVIEW DATE

10/30/2019

BY

KW

Total Acres:

1.38

Total Land Value:

104,880

Market:

0

Agricultural:

0

Common:

104,880

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0800

02

1,080

139.4400

104.58

112,946

1995

1995

0

0

0

70.00

30.00

1 M/H 94+ - 100% - 2016

Heated Area: 924

HX Base Yr 2016

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

924

100

924

28,990

USP

112

50

56

1,757

USP

200

50

100

3,137

VALUATION BY

Tax Group: 4

Tax Dist:

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

STANDARD

45,999

0

104,880

150,879

69,032

81,847

81,847

0

150,879

0

154,211

SALES DATA

OFF RECORD Number

DATE

TYPE INST

QUANTITY

VOLUME

RSN CD

SALE PRICE

2480/0345

6/28/2021

QC

U

I

11

100

GRANTOR: MCKNIGHT CATHLEEN

GRANTEE: GAMBLE LORI M & CAT

2017/0989

12/02/2015

FJ

U

I

11

0

GRANTOR: CAPUZZO VIRGINIA MAE

GRANTEE: MCKNIGHT CATHLEEN

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995] W30 USP=[YR=2019] N10 W20 S10 E20\$ W36 S14 E36

USP=[YR=2019] S8 E14 N8 W14\$ E30 N14\$.

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