

LOT 24 IN OR 968/429
2005 RAME DW/MH
PINE RIDGE PB 5/143

SANDERS FRED L & PATRICIA C
97236 AMY DR
YULEE, FL 32097

2024

44-3N-28-5300-0024-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	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

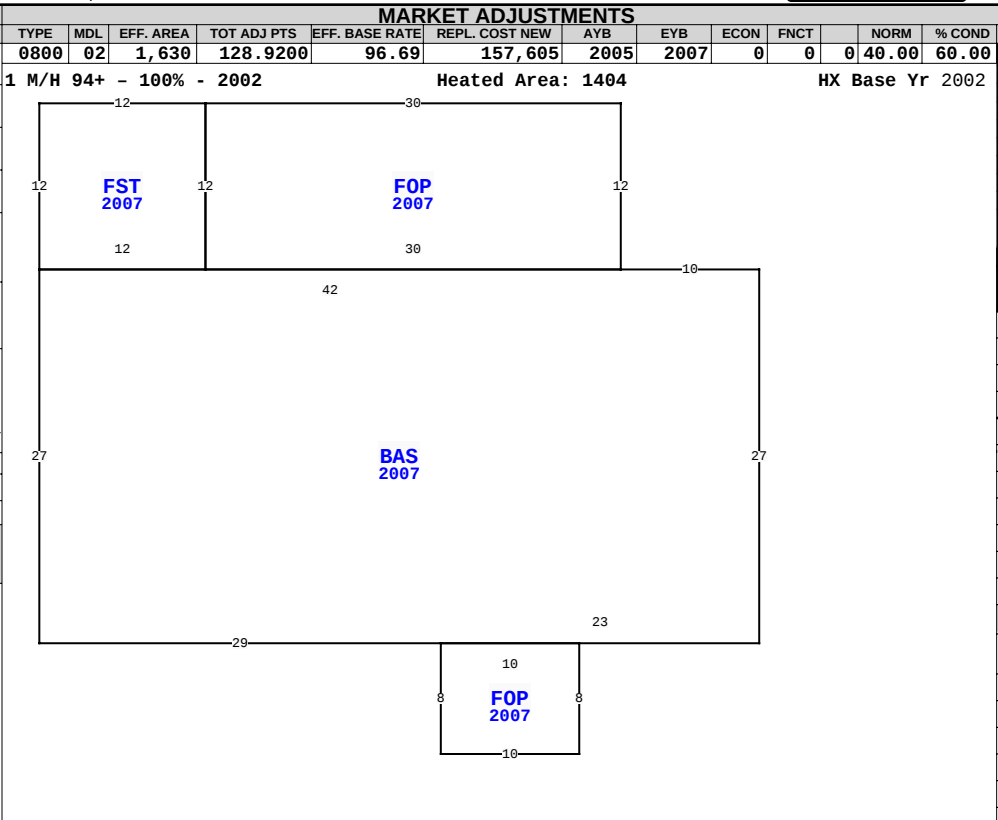
Quality	04	Quality Level 04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA
		04
NEIGHBORHOOD/LOC	4031.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100	1,404	81,452
FOP	80	30	24	1,393
FOP	360	30	108	6,266
FST	144	65	94	5,453

TOTALS	1,988	1,630	94,563
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0350	CARPORT WD	0 100	20	10	200.00	SF	13.00	13.00	100	1992
2	0350	CARPORT WD	0 100	34	8	272.00	SF	13.00	13.00	100	1996
3	0525	GAZEBO	0 100	0	0	1.00	UT	5,000.00	5,000.00	100	2002
4	0811	CONCRETE B	0 100	34	24	816.00	SF	5.20	5.20	100	2005
5	0351	CARPORT MT	0 100	24	40	960.00	SF	10.00	10.00	100	2009
6	0811	CONCRETE B	0 100	0	0	560.00	SF	5.20	5.20	100	2009
7	0510	GARAGE WD-	0 100	20	18	360.00	SF	35.00	35.00	100	2014
8	0810	CONCRETE A	0 100	0	0	128.00	SF	6.50	6.50	100	2014

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000102	C	SFR/MH	100	0006	OR	0.00	0.00	1.00	AC	1.00



BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/20/2023
INC DATE		AG DATE	MLU

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	0350	CARPORT WD	0 100	20	10	200.00	SF	13.00	13.00	100	1992	1992	3	20	520	
2	0350	CARPORT WD	0 100	34	8	272.00	SF	13.00	13.00	100	1996	1996	3	20	707	
3	0525	GAZEBO	0 100	0	0	1.00	UT	5,000.00	5,000.00	100	2002	2002	3	30	1,500	
4	0811	CONCRETE B	0 100	34	24	816.00	SF	5.20	5.20	100	2005	2005	3	86	3,649	
5	0351	CARPORT MT	0 100	24	40	960.00	SF	10.00	10.00	100	2009	2009	3	40	3,840	
6	0811	CONCRETE B	0 100	0	0	560.00	SF	5.20	5.20	100	2009	2009	3	90	2,621	
7	0510	GARAGE WD-	0 100	20	18	360.00	SF	35.00	35.00	100	2014	2014	3	75	9,450	
8	0810	CONCRETE A	0 100	0	0	128.00	SF	6.50	6.50	100	2014	2014	3	95	790	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000102	C	SFR/MH	100	0006	OR	0.00	0.00	1.00	AC	1.00

MARKET ADJUSTMENTS

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	94,563
TOTAL MARKET OB/XF VALUE	23,077
TOTAL LAND VALUE - MARKET	80,000
TOTAL MARKET VALUE	197,640
SOH/AGL Deduction	100,954
ASSESSED VALUE	96,686
TOTAL EXEMPTION VALUE	55,000
BASE TAXABLE VALUE	41,686
TOTAL JUST VALUE	197,640
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	195,303

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2008185	(4) WINDOWS	4,290	09/01/2020
B1429469	GARAGE	15,444	10/01/2014
R0912127	REPAIR/RRF	1,300	10/01/2009
R07958	REPAIR/RRF	100	07/01/2005
P09359	OTHER	0	04/01/2005
B15020	FOUNDATION	1,950	04/01/2005

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0968/0429	1/25/2001	WD	Q	I		56,500	
GRANTOR: LEMMON WILLIAM K & MA							
GRANTEE: SANDERS FRED L & PA							
0526/0445	9/10/1987	WD	Q	V		13,800	
GRANTOR: SHEFFIELD W F							
GRANTEE: LEMMON WILLIAM K							

BUILDING NOTES

BUILDING DIMENSIONS											
BAS=[YR=2007] W10 FOP=[YR=2007] N12 W30 FST=[YR=2007] W12 S12 E12 N12 \$ S12 E30 \$ W42 S27 E29 FOP=[YR=2007] S8 E10 N8 W10 \$ E23 N27 \$.											