LOT 7 2001 MERT DWMH
IN OR 2015/1238
BENCHMARK GLEN REPLAT PB 6/168

LONG REBECCA S/LONG DAVID N
97247 DIAMOND ST
YULEE, FL 32097

2024

48-3N-28-0130-0007-0000

NASSAU COUNTY PROPERTY

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	04	Quality Level 04

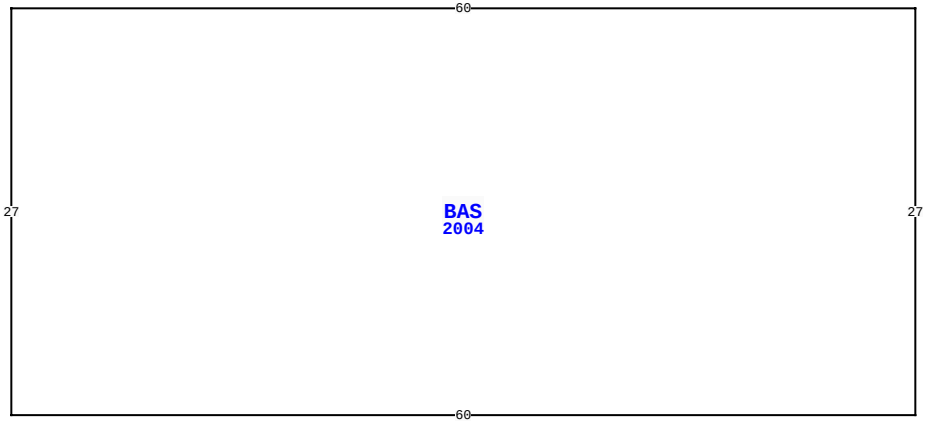
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4031.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100	1,620	75,186
TOTALS	1,620		1,620	75,186

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,620	128.9200	96.69	156,638	2001	2001	0	0	0	52.00	48.00

1 M/H 94+ – 50% - 2016 Heated Area: 1620 HX Base Yr 2016



97247 DIAMOND ST, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		75,186
TOTAL MARKET OB/XF VALUE		7,232
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		157,418
SOH/AGL Deduction		67,010
ASSESSED VALUE		90,408
TOTAL EXEMPTION VALUE	HA HAB	25,000
BASE TAXABLE VALUE		65,408
TOTAL JUST VALUE		157,418
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		125,464

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH3489	MH MOVE-ON	0	05/01/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2015/1238	9/08/2015	SW	U	I	12	79,500
GRANTOR: BANK OF AMERICA N A						
GRANTEE: LONG REBECCA S & DA						
1990/1435	7/09/2015	QC	U	I	11	100
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: BANK OF AMERICA N A						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] W60 S27 E60 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	0811	CONCRETE B	0	50	0	0	998.00	SF	5.20	5.20	100	2001	2001	3	80	4,152	
2	0500	FP-PRE FAB	0	50	0	0	1.00	UT	3,500.00	3,500.00	100	2004	2004	3	88	3,080	

LAND DESCRIPTION

TOTAL OB/XF 7,232

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	50		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/06/2024 BY SYS