LOT 38 2002 FTWD/EGLE DW
IN OR 1957/958
BENCHMARK GLEN REPLAT PB 6/168

STRICKLAND AMANDA L
97234 DIAMOND ST
YULEE, FL 32097

2024

48-3N-28-0130-0038-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 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	03	Quality Level 03

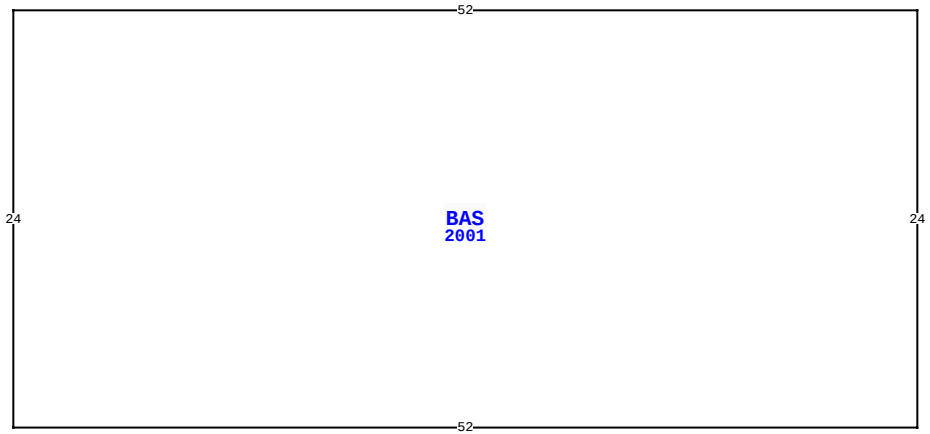
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 04
NEIGHBORHOOD/LOC 4031.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100	1,248	52,656
TOTALS	1,248		1,248	52,656

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,248	117.2000	87.90	109,699	2001	2001	0	0	0	52.00	48.00

1 M/H 94+ – 100% - 2016 Heated Area: 1248 HX Base Yr 2016



97234 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		52,656
TOTAL MARKET OB/XF VALUE		12,134
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		139,790
SOH/AGL Deduction		79,300
ASSESSED VALUE		60,490
TOTAL EXEMPTION VALUE	HX HB	35,490
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		139,790
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		108,838

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH013571	MH MOVE-ON	0	07/01/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1957/0958	1/12/2015	SW	U	I	12	100
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: STRICKLAND AMANDA L						
1957/0529	1/12/2015	SW	U	I	18	42,900
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: STRICKLAND AMANDA L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W52 S24 E52 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	0811	CONCRETE B	0	100	0	0	939.00	SF	5.20	5.20	100	2001	2001	3	80	3,906	
2	1242	WD DECK A	0	100	12	8	96.00	SF	10.00	10.00	100	2010	2010	3	45	432	
3	0753	UEP	0	100	12	8	96.00	SF	22.00	22.00	100	2010	2010	3	60	1,267	
4	0940	SHEDS/PORT	0	100	26	18	468.00	SF	15.00	15.00	100	2021	2021	3	93	6,529	

LAND DESCRIPTION

TOTAL OB/XF 12,134

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	100	0006	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							

REVIEW DATE 07/15/2022 BY NW Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/06/2024 BY SYS