LOT 49
IN OR 1596/1548
2002 CHNC TW/MH

STEPHENS MICHAEL E
97160 GLEN STREET
YULEE, FL 32097

2024

48-3N-28-0130-0049-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	12	HARDWOOD 30
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	06	Quality Level 06

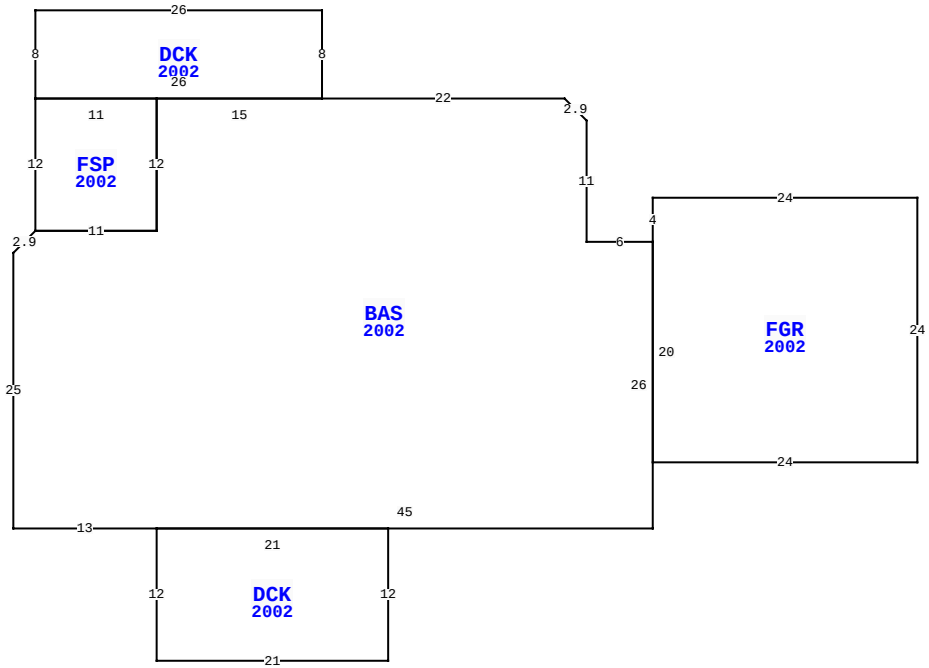
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4031.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,024	100	2,024	116,320
DCK	208	15	31	1,782
DCK	252	15	38	2,184
FGR	576	55	317	18,218
FSP	132	60	79	4,540
TOTALS	3,192		2,489	143,044

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,489	159.6400	119.73	298,008	2001	2001	0	0	0	52.00	48.00

1 M/H 94+ – 100% - 2009 Heated Area: 2024 HX Base Yr 2009



97160 GLEN ST, YULEE

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

NASSAU COUNTY PROPERTY — VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		143,044
TOTAL MARKET OB/XF VALUE		4,502
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		222,546
SOH/AGL Deduction		135,491
ASSESSED VALUE		87,055
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		37,055
TOTAL JUST VALUE		222,546
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		188,688

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH013524	MH MOVE-ON	0	06/01/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1596/1548	12/10/2008	WD	U	I	05	95,000
GRANTOR: THE FEDERAL HOME LOAN						
GRANTEE: STEPHENS MICHAEL E						
1582/0193	8/25/2008	CT	U	I	14	100
GRANTOR: CLERK OF COURT						
GRANTEE: THE FEDERAL HOME LO						

BUILDING NOTES

BUILDING DIMENSIONS

FGR=[YR=2002] W24 S4 BAS=[YR=2002] W6 N11 L2 U2 W22
DCK=[YR=2002] N8 W26 S8 FSP=[YR=2002] S12 E11 N12 W11$ E26$
W15 S12 W11 D2 L2 S25 E13 DCK=[YR=2002] S12 E21 N12 W21$
E45 N26$ S20 E24 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	0812	CONCRETE C	0	100	0	0	1,407.00	SF	4.00	4.00	100	2001	2001	3	80	4,502	

LAND DESCRIPTION

TOTAL OB/XF 4,502

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

REVIEW DATE 11/27/2019 BY KWA Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/06/2024 BY SYS