LOT 5A
IN OR 1364/656
2001 FTWD DW

ROYER CAROL ANN
97043 GLEN STREET
YULEE, FL 32097

2024

48-3N-28-0130-005A-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	03	Quality Level 03

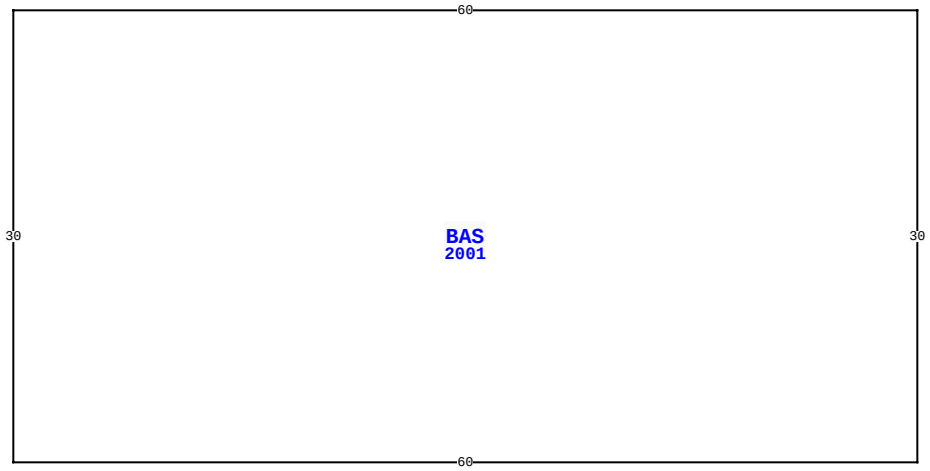
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4031.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,800	100	1,800	75,946
TOTALS	1,800		1,800	75,946

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,800	117.2000	87.90	158,220	2001	2001	0	0	0	52.00	48.00

1 M/H 94+ – 100% - 2006 Heated Area: 1800 HX Base Yr 2006



97043 GLEN 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		75,946
TOTAL MARKET OB/XF VALUE		9,022
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		159,968
SOH/AGL Deduction		86,063
ASSESSED VALUE		73,905
TOTAL EXEMPTION VALUE	HX HB WX	53,905
BASE TAXABLE VALUE		20,000
TOTAL JUST VALUE		159,968
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		128,402

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH3480	MH MOVE-ON	0	05/01/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1364/0656	11/03/2005	WD	Q	I		119,900
GRANTOR: SMITH LARRY L & DOLOR						
GRANTEE: ROYER DELBERT E & C						
1362/1848	10/28/2005	WD	U	I	07	100
GRANTOR: ROBINSON HERMAN D JR						
GRANTEE: SMITH LARRY L & DOL						

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	1,314.00	SF	4.00	4.00	100	2001	2001	3	80	4,205	
2	1242	WD DECK A	0	100	8	11	88.00	SF	10.00	10.00	100	2010	2010	3	45	396	
3	0752	USP	0	100	20	12	240.00	SF	15.00	15.00	100	2010	2010	3	60	2,160	
4	0940	SHEDS/PORT	0	100	16	12	192.00	SF	19.50	19.50	100	2010	2010	3	45	1,685	
5	0351	CARPORT MT	0	100	16	20	320.00	SF	4.00	4.00	100	2010	2010	3	45	576	

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W60 S30 E60 N30 $.

LAND DESCRIPTION

TOTAL OB/XF 9,022

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 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