

IN OR 1960/1843
ESMT PT OR 1596/873

HARBOR SHORES APOSTOLIC CHURCH
P O BOX 1192
YULEE, FL 32041

2024

51-3N-27-0000-0001-0050



BUILDING CHARACTERISTICS				MARKET ADJUSTMENTS												NASSAU COUNTY PROPERTY												
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1												
Exterior Wall	25	MOD METAL 100		7101	04	9,036	118.9319	186.13	1,681,871	2018	2018	0	0	0	2.50	97.50	VALUATION BY STANDARD											
Roof Structur	10	STEEL FRME 100		2 CHURCH - 0% - 0												Heated Area: 8961												
Roof Cover	12	MODULAR MT 100														HX Base Yr												
Interior Wall	05	DRYWALL 100														S10 E20 N10 W20												
Interior Floo	07	CORK/VTILE 60														10 AL102018												
Interior Floo	14	CARPET 40														2018												
Ceiling	01	FIN.SUSPD 100																										
Air Condition	03	CENTRAL 100																										
Heating Type	04	AIR DUCTED 100																										
Fixtures	15	100																										
Frame	05	STEEL 100																										
Story Height		19 100																										
RMS		18 100																										
Stories	2.	2. 100																										
Units		0 100																										
Occupancy	00	NONE 100																										
Quality	04	Quality Level 04																										
DOR CODE	7100 CHURCHES																											
MAP NUM																MKT AREA		04										
NEIGHBORHOOD/LOC				4031.00																								
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAL	60	15	9	1,633																								
BAS	7,200	100	7,200	1,306,633																								
CAN	200	30	60	10,889																								
FUS	1,761	100	1,761	319,581																								
STR	56	10	6	1,089																								
TOTALS	9,277		9,036	1,639,824																								
EXTRA FEATURES				86674 PAGES DAIRY RD, YULEE																								
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	0803	ASPHALT C	0	0	0	0			2.00	100	2018	2018	3	82	29,166													
2	0811	CONCRETE B	0	0	0	0			5.20	100	2018	2018	3	97	4,308													
3	0810	CONCRETE A	0	0	12	10			6.50	100	2018	2018	3	97	757													
4	0810	CONCRETE A	0	0	5	5			6.50	100	2018	2018	3	97	158													
TOTAL OB/XF 34,389																												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV				
1	007100	C	CHURCH	0		OR	0.00	0.00	5.00	AC		1.00	1.00	0.85	80,000.00	68,000.00	340,000											
REVIEW DATE 02/15/2024 BY KBA Total Acres: 5.00 Total Land Value: 340,000 Market: 0 Agricultural: 0 Common: 340,000 PRINTED 08/06/2024 BY SYS																												