TRACT 67
IN OR 1193/1457
YULEE HILLS PB 4/31

YOUNG PATRICIA A
86058 JEAN ROAD
YULEE, FL 32097

2024

51-3N-27-4881-0067-0000

BUILDING CHARACTERISTICS

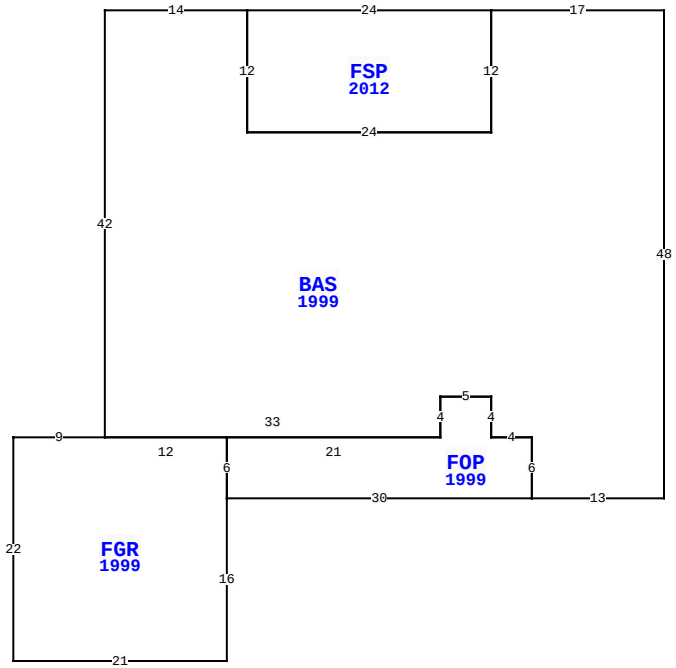
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4040.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,080	100	2,080	217,157
FGR	462	55	254	26,518
FOP	200	30	60	6,264
FSP	288	40	115	12,006
TOTALS	3,030		2,509	261,946

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,509	134.0256	127.32	319,446	1999	1999	0	0	0	18.00	82.00

1 SINGLE FAM – 100% - 2022 Heated Area: 2080 HX Base Yr



86058 JEAN RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		261,946
TOTAL MARKET OB/XF VALUE		17,245
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		359,191
SOH/AGL Deduction		0
ASSESSED VALUE		359,191
TOTAL EXEMPTION VALUE	13	359,191
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		359,191
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		349,232

PERMIT NUM	DESCRIPTION	AMT	ISSUED
993863	NEW CONSTR	118,500	05/01/1999
5777	XFOB	2,040	06/01/1989
7730	MH MOVE-ON	20,000	03/01/1989

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1193/1457	12/08/2003	WD	Q	I		165,000
GRANTOR: PRICE TRICIA RENEE						
GRANTEE: YOUNG JAMES M & PAT						
1004/1720	8/24/2001	QC	U	I	06	100
GRANTOR: PRICE JOHN BRETT						
GRANTEE: PRICE TRICIA RENEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] W17 FSP=[YR=2012] W24 S12 E24 N12$ S12 W24 N12 W14 S42 FGR=[YR=1999] W9 S22 E21 N16 FOP=[YR=1999] E30 N6 W4 N4 W5 S4 W21 S6 $ N6 W12 $ E33 N4 E5 S4 E4 S6 E13 N48 $.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1999	1999	3	83	2,905	
2	0812	CONCRETE C	0	100	0	0	2,572.00	SF	4.00	4.00	100	2004	2004	3	84	8,642	
3	0510	GARAGE WD-	0	100	12	30	360.00	SF	35.00	35.00	100	2004	2004	3	36	4,536	
4	0351	CARPORT MT	0	100	22	24	528.00	SF	10.00	10.00	100	2004	2004	3	22	1,162	

LAND DESCRIPTION

TOTAL OB/XF 17,245

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	000100	C	SFR	100		RM	153.00	285.00	1.00	AC		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 1.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/06/2024 BY SYS