LOT 60
IN OR 1058/870
R359638 & R359639

BURGE GEORGE
76208 DOVE ROAD
YULEE, FL 32097

2025

05-2N-27-4292-0060-0000

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
BUD8 Adjustme	04	DIST 01 100
Quality	06	Quality Level 06

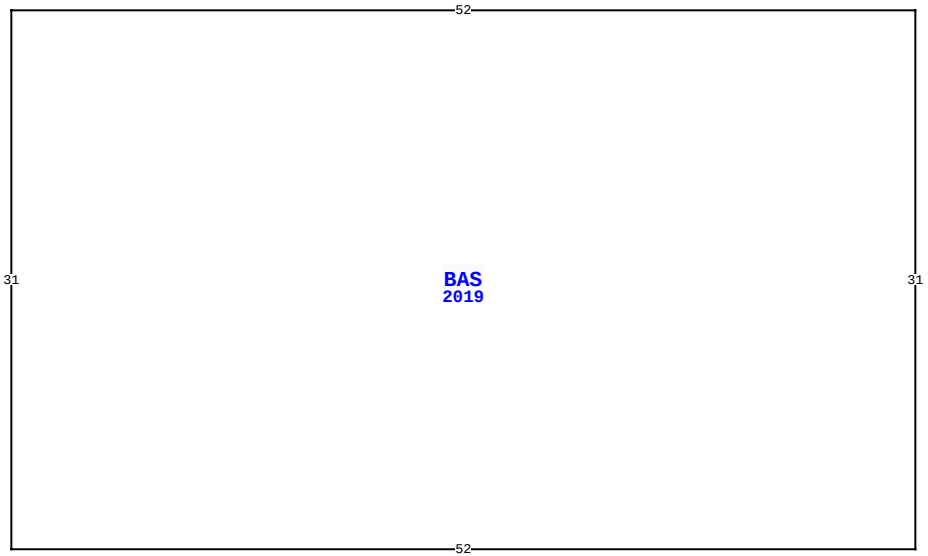
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4053.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,612	100	2019	1,612	194,156
TOTALS	1,612			1,612	194,156

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,612	152.3600	129.51	208,770	2019	2019	0	0	0	7.00	93.00

1 M/H 94+ – 100% - 2019 Heated Area: 1612 HX Base Yr 2019



76208 DOVE RD, YULEE

BLD DATE	05/04/2015 KK	LGL DATE	
XF DATE		LAND DATE	05/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		201,644
TOTAL MARKET OB/XF VALUE		3,335
TOTAL LAND VALUE - MARKET		136,000
TOTAL MARKET VALUE		340,979
SOH/AGL Deduction		140,272
ASSESSED VALUE		200,707
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		149,985
TOTAL JUST VALUE		340,979
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		313,825

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000096	MH MOVE-ON	0	01/01/2019
B22828	XFOB	7,706	09/01/2009
7484	MH MOVE-ON	28,000	09/26/1988
5361	TEMP POLE	0	09/14/1988

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1058/0870	5/29/2002	WD	Q	I		88,500
GRANTOR: CHANCEY ROBERT L & LA						
GRANTEE: BURGE GEORGE						
0679/0977	4/23/1993	WD	Q	I		46,000
GRANTOR: LONG BONNIE M						
GRANTEE: CHANCEY ROBT & L C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2019] W52 S31 E52 N31$.

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	1988	1988	3	62	2,170	
2	0350	CARPORT WD	0	100	16	16	256.00	SF	13.00	13.00	100	2009	2009	3	35	1,165	

LAND DESCRIPTION

TOTAL OB/XF 3,335

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	RES	100	0006	OR	0.00	0.00	2.00	AC		1.00	1.00	0.80	85,000.00	68,000.00	136,000							

REVIEW DATE 07/02/2019 BY TW Total Acres: 2.00 Total Land Value: 136,000 Market: 0 Agricultural: 0 Common: 136,000 PRINTED 07/30/2025 BY SYS

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BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall		N/A 100
Interior Floo	03	CONC FINSH 100
Air Condition	99	N/A 100
Heating Type		N/A 100
Bedrooms		0 100
Bathrooms		0 100
Frame	05	STEEL 100
Stories	0	0 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

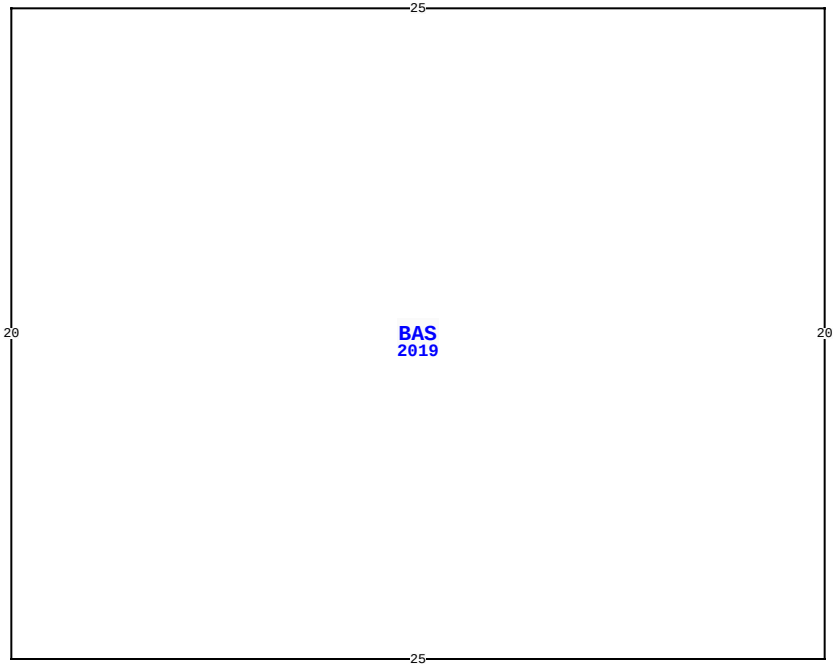
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 04
NEIGHBORHOOD/LOC 4053.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	500	100	2019	500	7,488
TOTALS	500			500	7,488

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6500	01	500	50.6000	18.72	9,360	2009	2009	0	0	0	20.00	80.00

2 GARAGE RES – 100% - 2019 Heated Area: 500 HX Base Yr 2019



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GRANTOR: LONG BONNIE M						
GRANTEE: CHANCEY ROBT & L C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2019] W25 S20 E25 N20$.

EXTRA FEATURES

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 07/02/2019 BY TW Total Acres: 2.00 Total Land Value: 136,000 Market: 0 Agricultural: 0 Common: 136,000 PRINTED 07/30/2025 BY SYS