LOT 71
IN OR 650 PG 641
1980 LIBE SW/MH

ADAMS JO ANN
76024 DOVE RD
YULEE, FL 32097

2025

05-2N-27-4292-0071-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 60
Interior Wall	05	DRYWALL 40
Interior Floo	08	SHT VINYL 70
Interior Floo	14	CARPET 30
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

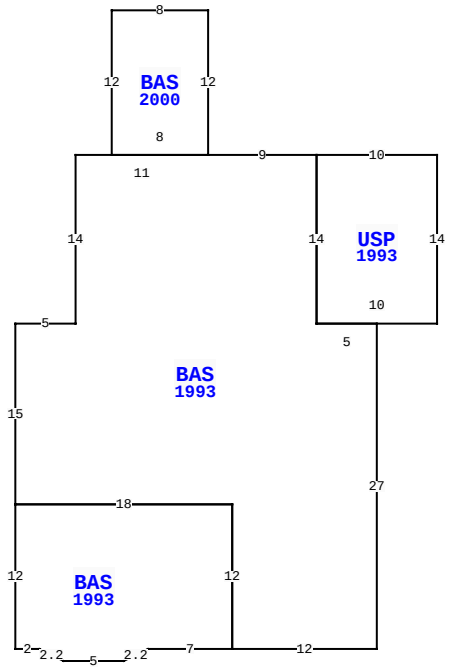
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4053.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	223	100	1993	223	18,638
BAS	874	100	1993	874	73,050
BAS	96	100	2000	96	8,024
USP	140	30	1993	42	3,510
TOTALS	1,333			1,235	103,222

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,235	100.7000	100.70	124,364	1984	1985	0	0	0	17.00	83.00

1 SINGLE FAM – 0% - 0 Heated Area: 1193 HX Base Yr



BLD DATE	03/13/2007 JM	LGL DATE	
XF DATE		LAND DATE	05/08/2025 MLU
INC DATE		AG DATE	

76004 DOVE RD, YULEE

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	121,210
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	179,775
TOTAL MARKET VALUE	300,985
SOH/AGL Deduction	86,319
ASSESSED VALUE	214,666
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	214,666
TOTAL JUST VALUE	300,985
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	245,692

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH4737	MH MOVE-ON	0	06/05/2006
P10781	OTHER	0	02/01/2006
MH992902	MH MOVE-ON	0	11/01/1999
8216	MH MOVE-ON	18,000	06/26/1990
7248	MH MOVE-ON	2,000	04/28/1988

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0650/0641	3/02/1992	WD	Q	I	05	21,000
GRANTOR: BARNETT BANK NASSAU						
GRANTEE: ADAMS HAYWARD & JO						
0632/0650	7/31/1991	CT	U	I	14	100
GRANTOR: HAND IRA LEE & JOAN						
GRANTEE: BARNETT BANK NASSAU						

BUILDING NOTES

BUILDING DIMENSIONS

USP=[YR=1993] W10 BAS=[YR=1993] W9 BAS=[YR=2000] N12 W8 S12 E8$ W11 S14 W5 S15 BAS=[YR=1993] S12 E2 R2 D1 E5 U1 R2 E7 N12 W18$ E18 S12 E12 N27 W5 N14$ S14 E10 N14$.

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
1	000100	C	RES	0		OR	0.00	0.00	2.35	AC		1.00	1.00	0.90	85,000.00	76,500.00	179,775							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 2.35 Total Land Value: 179,775 Market: 0 Agricultural: 0 Common: 179,775 PRINTED 07/30/2025 BY SYS

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BUILDING CHARACTERISTICS

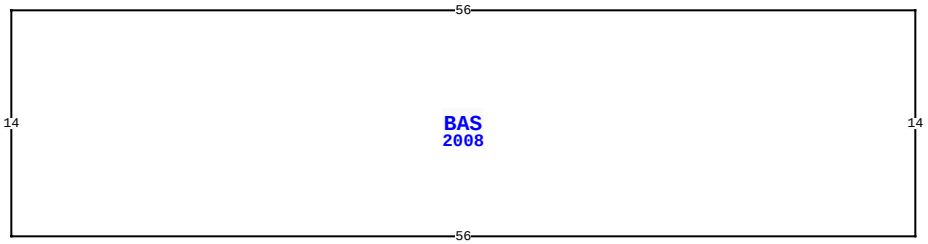
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
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	784	100	2008	784	17,988
TOTALS	784			784	17,988

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	784	95.6000	76.48	59,960	1980	1980	0	0	0	70.00	30.00

2 M/H 93- – 0% - 0 Heated Area: 784 HX Base Yr



76004 DOVE RD, YULEE

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0632/0650	7/31/1991	CT	U	I	14	100
GRANTOR: HAND IRA LEE & JOAN						
GRANTEE: BARNETT BANK NASSAU						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W56 S14 E56 N14 $.

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 05/12/2019 BY KBA Total Acres: 2.35 Total Land Value: 179,775 Market: 0 Agricultural: 0 Common: 179,775 PRINTED 07/30/2025 BY SYS