PT OF E'LY 1/2 OF NE1/4 OF NW1/4 IN OR 1660/1924

HOPKINS JAMES D & LINDA M
PO BOX 2156
YULEE, FL 32041-2156

2025

07-2N-27-0000-0003-0080

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 90
Interior Floo	15	HARDTILE 10
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
Occupancy	00	NONE 100
Quality	03	Quality Level 03

DOR CODE 0100 SINGLE FAMILY

MAP NUM | MKT AREA 04

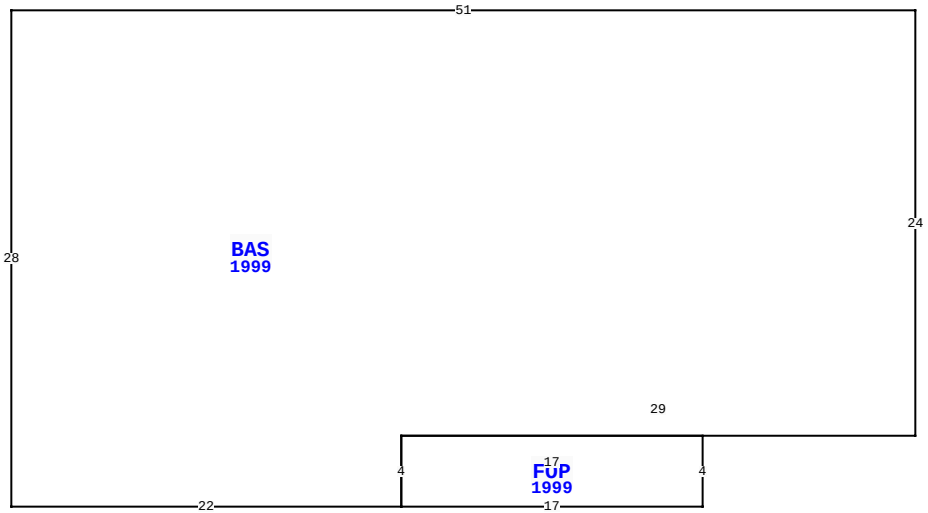
NEIGHBORHOOD/LOC 4053.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,312	100	1999	1,312	126,987
FOP	68	30	1999	20	1,936
TOTALS	1,380			1,332	128,922

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,332	110.3000	110.30	146,920	1999	1999	0	0	0	12.25	87.75

2 SINGLE FAM – 100% - 2003 Heated Area: 1312 HX Base Yr 2003



76024 HARPER CHAPEL RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	12/07/2023 DC
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		128,922
TOTAL MARKET OB/XF VALUE		2,728
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		216,650
SOH/AGL Deduction		118,943
ASSESSED VALUE		97,707
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		46,985
TOTAL JUST VALUE		216,650
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		200,980

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P983118	NEW CONSTR	0	11/01/1998
B9805487	NEW CONSTR	62,000	10/01/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1660/1924	12/31/2009	QC	U	I	11	100
GRANTOR: WALTER CAPITAL CORPOR						
GRANTEE: HOPKINS JAMES D & L						
1097/0798	11/27/2002	WD	Q	I	05	88,000
GRANTOR: WALTER CAPITAL CORPOR						
GRANTEE: HOPKINS JAMES D & L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] W51 S28 E22 FOP=[YR=1999] E17 N4 W17 S4 $ N4 E29 N24 $.

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	0810	CONCRETE A	0	100	22	24	528.00	SF	6.50	6.50	100	1992	1992	3	62	2,128	
2	0810	CONCRETE A	0	100	0	0	123.00	SF	6.50	6.50	100	1999	1999	3	75	600	

LAND DESCRIPTION

TOTAL OB/XF 2,728

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		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

REVIEW DATE 12/07/2023 BY DC Total Acres: 1.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 07/30/2025 BY SYS