

LITEBORN CLIFFORD S B/LITEBORN BONNIE LOU ET AL
87623 HAVEN ROAD
YULEE, FL 32097

38-3N-27-4690-0006-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																			
ELEMENT		CD								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																	
Exterior Wall		05	AVERAGE 100							0800	02	2,052	116.0000	98.60	202,327	2008	2008		0	0	40.00	60.00																	
Roof Structur		03	GABLE/HIP 100							1 M/H 94+ - 100% - 0										Heated Area: 2052										HX Base Yr 1974									
Roof Cover		05	COMP SHNGL 100							76 27 76 27 BAS 2008																													
Interior Wall		03	DRYWALL 100																																				
Interior Floo		08	SHT VINYL 50																																				
Interior Floo		14	CARPET 50																																				
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		03	Quality Level 03																																				
DOR CODE		0200	MOBILE HOME																																				
MAP NUM			MKT AREA				04																																
NEIGHBORHOOD/LOC		4031.00																																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																		
BAS	2,052	100	2008	2,052	121,396																																		
TOTALS		2,052			2,052	121,396																																	
EXTRA FEATURES										87623 HAVEN RD, YULEE										BLD DATE 01/30/2009 KK LGL DATE 04/11/2025 MLU																			
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	0940	SHEDS/PORT			0 100	20	12	240.00	SF	30.00	30.00	100	2000	2000	3	20	1,440																						
2	0504	FP-ELECTRI			0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2008	2008	3	91	1,820																						
3	0510	GARAGE WD-			0 100	24	24	576.00	SF	35.00	35.00	100	1980	1980	3	20	4,032																						
4	0500	FP-PRE FAB			0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2008	2008	3	91	3,185																						