

LOTS 49 & 50
IN OR 116/294
HAVEN FOREST S/D OR 110/537

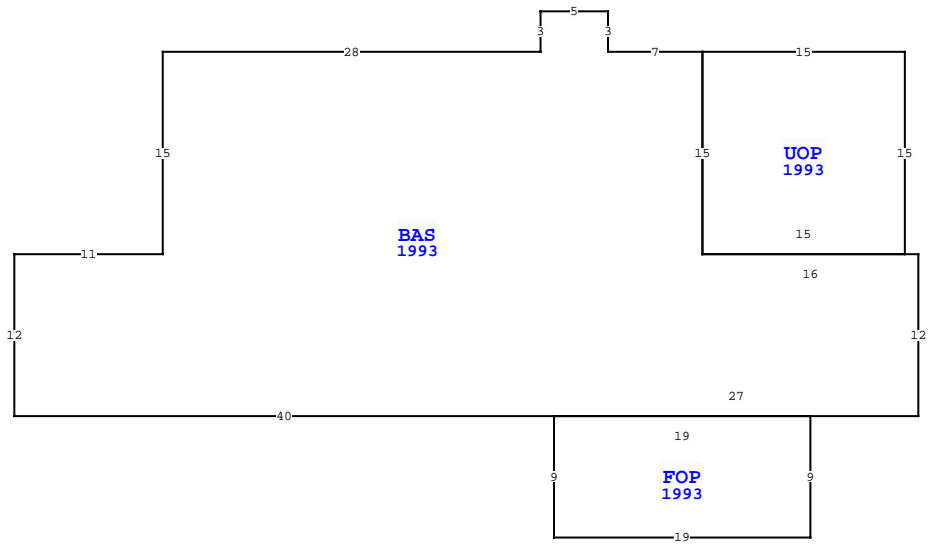
HOOD DUANE EUGENE/HOOD ROBIN RENEE
87556 HAVEN RD
YULEE, FL 32041

2025

38-3N-27-4690-0049-0000


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	20	FACE BRICK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	04	PLYWOOD	100
Interior Floo	14	CARPET	100
Air Condition	01	NONE	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		1	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
BAS	1,419	100	1993
FOP	171	30	1993
UOP	225	25	1993
TOTALS	1,815		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0820	02	1,526	109.0000	87.20	133,067	1969	1969	0	0	70.00	30.00	
1 M/H 93- - 0% - 2024 Heated Area: 1419 HX Base Yr												



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			39,920
TOTAL MARKET OB/XF VALUE			2,663
TOTAL LAND VALUE - MARKET			223,975
TOTAL MARKET VALUE			266,558
SOH/AGL Deduction			0
ASSESSED VALUE			266,558
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			266,558
TOTAL JUST VALUE			266,558
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			248,393

PERMIT NUM	DESCRIPTION	AMT	ISSUED
970567	REPAIR/RRF	0	01/01/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2684/1384	12/14/2023	FJ	U	I	11	0
GRANTOR: HOOD VERNON E EST						
GRANTEE: HOOD DUANE EUGENE						
0116/0294	1/01/1971	TA	Q	V		4,800
GRANTOR:						
GRANTEE:						

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						
1	0940	SHEDS/PORT	0	0	15	15			20.10	100	1980	1980	3	20	905							
2	0350	CARPORT WD	0	0	26	26	SF	13.00	13.00	100	1980	1980	3	20	1,758							
TOTALS													1,815								1,526	39,920

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/11/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
UOP=[YR=1993] W15 BAS=[YR=1993] W7 N3 W5 S3 W28 S15 W11 S12 E40 FOP=[YR=1993] S9 E19 N9 W19 \$ E27 N12 W16 N15 \$ S15 E15 N15 \$.	

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	3.10	AC		1.00	1.00	0.85	85,000.00	72,250.00	223,975								