

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 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	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	
Quality	03	Quality Level 03	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC		4048.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,620	100	1993
TOTALS	1,620		

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
0820	02	1,620	118.0000	94.40	152,928	1990	1990		0	0	70.00												
1 M/H 93- - 100% - 0 Heated Area: 1620 HX Base Yr																							
<table border="1"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td>05/09/2025</td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td>MLU</td> </tr> </table>												BLD DATE		LGL DATE		XF DATE		LAND DATE	05/09/2025	INC DATE		AG DATE	MLU
BLD DATE		LGL DATE																					
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			45,878
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			105,878
SOH/AGL Deduction			62,094
ASSESSED VALUE			43,784
TOTAL EXEMPTION VALUE	HX HB		25,000
BASE TAXABLE VALUE			18,784
TOTAL JUST VALUE			105,878
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			90,144
PERMIT NUM	DESCRIPTION	AMT	ISSUED
8053	MH MOVE-ON	30,000	02/16/1990

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0591/0051	2/21/1990	WD	Q	V		9,500
GRANTOR: LAWHON K & SHEFFIELD						
GRANTEE: STENGEL HERBERT & J						

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
85344 LINDSEY KAY CT, YULEE																
TOTALS 1,620 1,620 45,878																

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=1993] W60 S27 E60 N27\$.

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	100		RM	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							