

LOT 30 (EX S-1)  
IN OR 1960/1985  
EX ESMT OR 670/236

MCDUFFIE BARBARA C/ELKINS JAMES FRANK  
85194 AIRPLANE LN  
YULEE, FL 32097

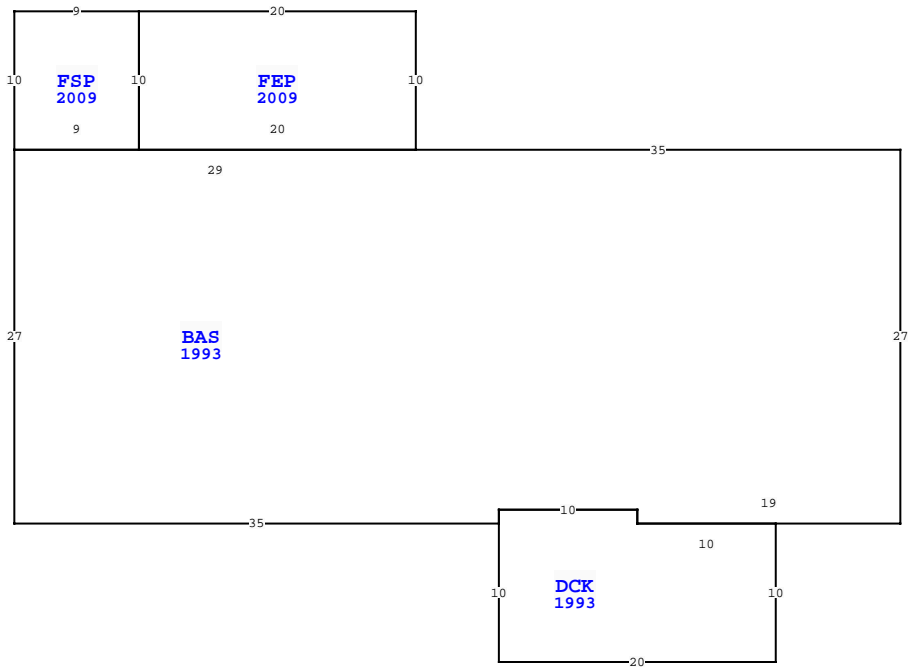
2025

42-2N-27-4500-0030-0000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	13	LVT/LAMMT 70	
Interior Floor	11	CLAY TILE 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2.5 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
BUD8 Adjustme	04	DIST 01 100	
Quality	06	Quality Level 06	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC		4048.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,718	100	1993
DCK	210	15	1993
FEP	200	85	2009
FSP	90	60	2009
TOTALS	2,218		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,974	161.7200	129.38	255,396	1992	1992	0	0	70.00	30.00
1 M/H 93- - 100% - 2009 Heated Area: 1888 HX Base Yr 2009											



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VALUATION SUMMARY			
VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD
BUILDING MARKET VALUE			125,366
TOTAL MARKET OB/XF VALUE			18,914
TOTAL LAND VALUE - MARKET			304,300
TOTAL MARKET VALUE			448,580
SOH/AGL Deduction			289,849
ASSESSED VALUE			158,731
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			108,009
TOTAL JUST VALUE			448,580
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			419,193

PERMIT NUM	DESCRIPTION	AMT	ISSUED
95-02224	XFOB	0	09/01/1995
8600	XFOB	15,020	01/06/1993
9101	MH MOVE-ON	36,000	11/12/1992
5513	ADDITION	31,587	02/10/1989
2910	H/AC	2,000	02/10/1989
3393	NEW BATH	0	02/10/1989

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1960/1985	2/03/2015	QC	U	I	11	100
GRANTOR: MCDUFFIE BARBARA C						
GRANTEE: MCDUFFIE BARBARA C						
1550/0812	2/11/2008	WD	Q	I		190,000
GRANTOR: THORNTON JAMES R JR &						
GRANTEE: MCDUFFIE BARBARA C						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0940	SHEDS/PORT	0 100	12	20	240.00	SF	20.10	20.10	100	1991
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1992
3	0350	CARPORT WD	0 100	37	32	1,184.00	SF	13.00	13.00	100	1993
4	0940	SHEDS/PORT	0 100	8	27	112.00	SF	30.00	30.00	100	1994
5	1242	WD DECK A	0 100	0	0	445.00	SF	10.00	10.00	100	1994
6	0940	SHEDS/PORT	0 100	10	12	120.00	SF	30.00	30.00	100	1996
7	0940	SHEDS/PORT	0 100	8	12	96.00	SF	30.00	30.00	100	1996
8	0811	CONCRETE B	0 100	0	0	1,496.00	SF	5.20	5.20	100	1996
9	1242	WD DECK A	0 100	0	0	435.00	SF	10.00	10.00	100	2011
10	0462	ST/AL FNC	0 100	90	0	360.00	SF	10.00	10.00	100	2011

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
TOTALS											
85194 AIRPLANE LN, YULEE											
BLD DATE: 05/08/2025 MLU											
LGL DATE: 05/08/2025 MLU											
LAND DATE: 05/08/2025 MLU											
AG DATE: 05/08/2025 MLU											
TOTAL OB/XF VALUE: 18,914											

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=1993] W35 FEP=[YR=2009] N10 W20 FSP=[YR=2009] W9 S10 E9 N10\$ S10 E20 \$ W29 S27 E35 DCK=[YR=1993] S10 E20 N10 W10 N1 W10 S1\$ N1 E10 S1 E19 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	0002	OR	0.00	0.00	3.58	AC		1.00	1.00	1.00	85,000.00	85,000.00	304,300							

