

THRIFT NANCY/BERNARD SIBYL JEANNE THRIFT
85139 HURRICANE LN
YULEE, FL 32097

42-2N-27-4540-0017-0030

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY													
Exterior Wall	05	AVERAGE 100		0800	02	2,060	123.2000	104.72	215,723	2001	2001		0		0	54.00	46.00	VALUATION BY												
Roof Structure	03	GABLE/HIP 100		1 M/H 94+ - 100% - 2016														Heated Area: 1940												
Roof Cover	12	MODULAR MT 100																HX Base Yr 2016												
Interior Wall	05	DRYWALL 100																												
Interior Floor	14	CARPET 80																												
Interior Floor	08	SHT VINYL 20																												
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	TOT ADJ AREA	SUBAREA MARKET VALUE																									
BAS	1,620	100	2003	1,620	78,037																									
BAS	320	100	2021	320	15,415																									
FOP	200	30	2021	60	2,890																									
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TOTALS		2,340			2,060	99,233																								
EXTRA FEATURES		85139 HURRICANE LN, YULEE																												