

HOLLEY DALE A & SUSAN KATHLEEN
85261 HADDOCK RD
YULEE, FL 32097

2025

BUILDING CHARACTERISTICS

ELEMENT

CD

CONSTRUCTION

Exterior Wall

30

VINYL 100

Roof Structur

03

GABLE/HIP 100

Roof Cover

12

MODULAR MT 100

Interior Wall

05

DRYWALL 100

Interior Floo

14

CARPET 80

Interior Floo

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.

Units

1. 100
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

1997

1,620

98,395

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

0500

FP-PRE FAB

0 100

0

0

1.00

UT

3,500.00

3,500.00

100

1997

1997

3

79

2,765

2

1242

WD DECK A

0 100

10

8

80.00

SF

10.00

10.00

100

2003

2003

3

20

160

3

1242

WD DECK A

0 100

9

9

81.00

SF

10.00

10.00

100

2003

2003

3

20

162

4

0811

CONCRETE B

0 100

0

0

2,042.00

SF

5.20

5.20

100

2002

2002

3

80

8,495

LAND DESCRIPTION

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

0006

OR

150.00

291.00

1.00

LT

1.00

1.00

1.00

85,000.00

85,000.00

85,000

MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0800

02

1,620

123.2000

104.72

169,646

1997

2007

0

0

42.00

58.00

2 M/H 94+ - 100% - 2020

Heated Area: 1620

HX Base Yr 2020

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/09/2025

MLU

TOTALS

1,620

1,620

98,395

85261 HADDOCK RD, YULEE

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY

Tax Group: 4

Tax Dist:

STANDARD

BUILDING MARKET VALUE

TOTAL MARKET OB/XF VALUE

TOTAL LAND VALUE - MARKET

TOTAL MARKET VALUE

SOH/AGL Deduction

ASSESSED VALUE

TOTAL EXEMPTION VALUE

BASE TAXABLE VALUE

TOTAL JUST VALUE

NCON VALUE

INCOME VALUE

PREVIOUS YEAR MKT VALUE

98,395

11,582

85,000

194,977

68,537

126,440

50,722

75,718

194,977

0

181,658

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q / U

V / I

RSN CD

SALE PRICE

2275/0412

5/14/2019

WD Q

I

01

134,000

GRANTOR: LANIER DARRELL S & RE

GRANTEE: HOLLEY DALE A & SUS

0786/1153

3/07/1997

WD Q

I

23,000

GRANTOR: GARDNER BILLY J & EST

GRANTEE: LANIER DARRELL & RE

BUILDING NOTES

BAS=[YR=1997] W60 S27 E60 N27\$.

BUILDING DIMENSIONS

REVIEW DATE

01/06/2023

BY

NWA

Total Acres: 0.00

Total Land Value: 85,000

Market: 0

Agricultural: 0

Common: 85,000

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