

SNIDER CARL H EST
85293 JOANN ROAD
YULEE, FL 32097

42-2N-27-4612-0002-0370

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall05AVERAGE 100

Roof Structur03GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 70

Interior Floo08SHT VINYL 30

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

BedroomsBathroomsFrame02WOOD FRAME 100

StoriesUnits000 100
0 100

Quality04Quality Level 04

DOR CODE0200MOBILE HOME

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4048.00

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,82410020091,82459,130

UOP1,75225202243814,199

TOTALS3,5762,26273,330

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDDPHTH FACT% CONDTOT ADJUNIT PRICELAND DATEAG DATENOTES

10754FOP001610160.00SF15.0015.0010020032003320480

20351CARPORT MT002311253.00SF10.0010.0010019991999320506

30351CARPORT MT003116496.00SF10.0010.0010020032003320992

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPR DLCCZONEFRONTDEPTHTOT LND UTSPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

1000100CRES000006OR0.000.001.00LT1.001.001.0085,000.0085,000.0085,000

REVIEW DATE01/06/2023BYNWA

Total Acres: 0.00Total Land Value: 85,000Market: 0Agricultural: 0Common: 85,000PRINTED 07/30/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREA

0820022,262

TOT ADJ PTS135.0800

EFF. BASE RATE108.06

REPL. COST NEW244,432

AYB1992

EYB1992

ECONFNCT00

NORM070.00

% COND30.00

Heated Area: 1824HX Base Yr

UOP2022

BAS2009

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

05/09/2025MLU

TOTAL OB/XF1,978

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE73,330

TOTAL MARKET OB/XF VALUE1,978

TOTAL LAND VALUE - MARKET85,000

TOTAL MARKET VALUE160,308

SOH/AGL Deduction27,033

ASSESSED VALUE133,275

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE133,275

TOTAL JUST VALUE160,308

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE146,220

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / VRSN CD SALE PRICE

1492/06704/13/2007QCQI0640,200

GRANTOR: LOWE CLYDE E & BEVERL

GRANTEE: SNIDER CARL H

0486/00253/01/1986WDQV10,800

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2009] W76 S24 E76 N24\$ UOP=[YR=2022] N18 W52 N16 W24 S34 E76\$.