BLOCK 7 LOT 35
IN OR 518 PG 466
R334122 & R334123

MICKEY TERRY M
85145 MINER RD
YULEE, FL 32097

2025

42-2N-27-4612-0007-0350

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 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.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Quality	03	Quality Level 03

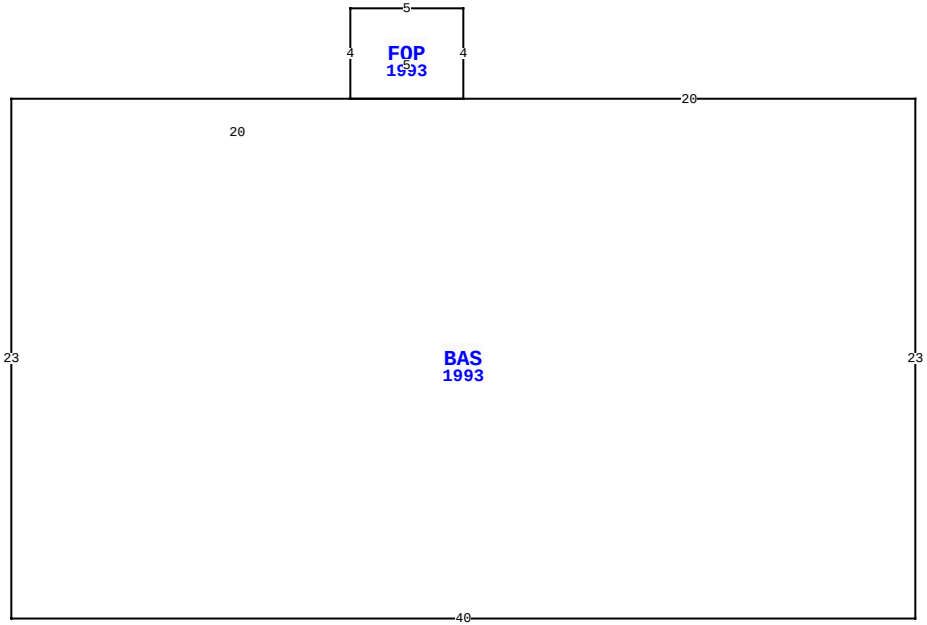
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4048.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	920	100	1993	920	27,203
FOP	20	30	1993	6	177
TOTALS	940			926	27,380

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	926	123.2000	98.56	91,267	1985	1995	0	0	0	70.00	30.00

1 M/H 93- – 100% - 0 Heated Area: 920 HX Base Yr



85145 MINER RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		27,380
TOTAL MARKET OB/XF VALUE		5,727
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		118,107
SOH/AGL Deduction		79,568
ASSESSED VALUE		38,539
TOTAL EXEMPTION VALUE	HX HB WX	30,000
BASE TAXABLE VALUE		8,539
TOTAL JUST VALUE		118,107
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		109,754

1985 OMNI
R334122 & R334123

PERMIT NUM	DESCRIPTION	AMT	ISSUED
5128	GARAGE	12,240	08/30/1988

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0518/0466	5/22/1987	WD	Q	V		11,500

GRANTOR: SHEFFIELD WM ET AL
GRANTEE: MICKEY CHRISTOPHER

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W20 FOP=[YR=1993] N4 W5 S4 E5$ W20 S23 E40 N23$.

EXTRA FEATURES

LN	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	1986	1986	3	58	2,030	
2	0510	GARAGE WD-	0	100	24	30	720.00	SF	23.45	23.45	100	1988	1988	3	20	3,377	
3	1242	WD DECK A	0	100	10	16	160.00	SF	10.00	10.00	100	1988	1988	3	20	320	

LAND DESCRIPTION

TOTAL OB/XF 5,727

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

REVIEW DATE 04/05/2024 BY KWA Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 07/30/2025 BY SYS