

**BELZER ROSEALEE L/E/
85022 CUNO CREEK DR
YULEE, FL 32097**

43-2N-27-4642-0022-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 90			
Interior Floor	08	SHT VINYL 10			
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	1,762	100	1997	1,762	61,646
FOP	128	30	1997	38	1,329
TOTALS	1,890			1,800	62,975

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,800	117.6000	99.96	179,928	1997	1997	0	0	0 65.00	35.00

2 M/H 94+ - 100% - 2024 Heated Area: 1762 HX Base Yr

Basement Footprint

70' x 27'

Basement Area: BAS 1997

Front Porch

8' x 10'

Front Porch Area: FOP 1997

Back Porch

8' x 13'

Back Porch Area: FOP 1997

Side Porch

3' x 16'

Side Porch Area: FOP 1997

NASSAU COUNTY PROPERTY

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VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		62,975	
TOTAL MARKET OB/XF VALUE		9,821	
TOTAL LAND VALUE - MARKET		85,000	
TOTAL MARKET VALUE		157,796	
ASSESSED VALUE		157,796	
SOH/AGL Deduction		0	
TOTAL EXEMPTION VALUE		13	
BASE TAXABLE VALUE		157,796	
TOTAL JUST VALUE		157,796	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		153,360	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U I	V I	RSN CD	SALE PRICE
2725/1680	7/08/2024	QC	U	I	11	100

GRANTOR: BELZER ROSEALEE

GRANTEE: SIKORSKI SANDRA LEE

0527/0181 9/23/1987 WD U V 8,400

GRANTOR: PHILIPS ELISE ET AL

GRANTEE: BELZER ROSEALEE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1997] W70 S27 E54 FOP=[YR=1997] E16 N13 W8 S10 W8 S3 \$ N3 E8 N10 E8 N14 \$.

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	0681	POLE SHED	0 100	8	16	128.00	SF	15.00	15.00	100	1991	1991	3	20	384	
2	0940	SHEDS/PORT	0 100	8	16	128.00	SF	30.00	30.00	100	1991	1991	3	20	768	
3	0510	GARAGE WD-	0 100	24	28	672.00	SF	35.00	35.00	100	1985	1985	3	20	4,704	
4	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1997	1997	3	79	2,765	
5	1242	WD DECK A	0 100	30	20	600.00	SF	10.00	10.00	100	2000	2000	3	20	1,200	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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							

TOTAL OB/XF

9,821

REVIEW DATE

05/12/2019

BY

KBA

Total Acres: 0.00

Total Land Value: 85,000

Market: 0

Agricultural: 0

Common: 85,000

PRINTED 07/30/2025 BY SYS