

POPWELL CYNTHIA DIANNE L/E/
85233 BLACKMON RD
YULEE, FL 32097

43-2N-27-4645-0015-0000

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall Roof Structur

03

VINYL 100 GABLE/HIP 100

Roof Cover Interior Wall Interior Floor Air Condition Heating Type Bedrooms Bathrooms Frame Stories Units BUD8 Adjustme

03
05
08
03
04

02
1.

04

COMP SHNGL 100 DRYWALL 100 SHT VINYL 100 CENTRAL 100 AIR DUCTED 100 2 100 1.5 100 WOOD FRAME 100 1. 100 0 100 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

924

100

1993

924

40,464

FSP

160

60

1993

96

4,204

TOTALS

1,084

1,020

44,668

EXTRA FEATURES

85233 BLACKMON RD, YULEE

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

0936

SEPTC TANK

0 0

0 0

1.00

UT

6,000.00

6,000.00

100

1981

1981

3

100

6,000

2

0810

CONCRETE A

0 100

8 10

80.00

SF

6.50

6.50

100

2002

2002

3

80

416

3

0351

CARPORT MT

0 100

20 18

360.00

SF

10.00

10.00

100

2005

2005

3

22

792

4

0351

CARPORT MT

0 100

20 18

360.00

SF

10.00

10.00

100

2005

2005

3

22

792

5

0810

CONCRETE A

0 100

14 3

42.00

SF

6.50

6.50

100

2002

2002

3

80

218

6

0810

CONCRETE A

0 100

12 3

36.00

SF

6.50

6.50

100

2002

2002

3

80

187

7

0810

CONCRETE A

0 100

0 0

104.00

SF

6.50

6.50

100

2002

2002

3

80

541

LAND DESCRIPTION

TOTAL OB/XF

8,946

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

REVIEW DATE

05/12/2019

BY

KBA

Total Acres: 0.00

Total Land Value: 85,000

Market: 0

Agricultural: 0

Common: 85,000

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYECONFNCTNORM% COND

0800021,020112.000095.2097,1042001200100054.0046.00

2 M/H 94+ - 100% - 0

Heated Area: 924

HX Base Yr

14

66

27

39

10

16

10

16

BAS

1993

FSP

1993

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE49,288

TOTAL MARKET OB/XF VALUE8,946

TOTAL LAND VALUE - MARKET85,000

TOTAL MARKET VALUE143,234

SOH/AGL Deduction49,832

ASSESSED VALUE93,402

TOTAL EXEMPTION VALUEHX HB WX55,722

BASE TAXABLE VALUE37,680

TOTAL JUST VALUE143,234

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE134,620

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE

2260/10673/11/2019QC U I 11100

GRANTOR: POPWELL CYNTHIA DIANN

GRANTEE: EDENFIELD YANCY L

0515/02774/15/1987QC U I 7,000

GRANTOR: EDENFIELD CHARLES &

GRANTEE: POPWELL STEVE & C D

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W66 S14 E39 FSP=[YR=1993] S10 E16 N10 W16\$ E27 N14\$.

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