

TRACT 67
IN OR 1193/1457
YULEE HILLS PB 4/31

YOUNG PATRICIA A
86058 JEAN ROAD
YULEE, FL 32097

2025

51-3N-27-4881-0067-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4040.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,080	100
FGR	462	55
FOP	200	30
FSP	288	40
TOTALS	3,030	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,509	134.0256	134.03	336,281	1999	1999	0	0	0 18.75	81.25
1 SINGLE FAM - 100% - 2022 Heated Area: 2080 HX Base Yr											
TOTALS	3,030		2,509	273,228							

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1999
2	0812	CONCRETE C	0 100	0	0	2,572.00	SF	4.00	4.00	100	2004
3	0510	GARAGE WD-	0 100	12	30	360.00	SF	35.00	35.00	100	2004
4	0351	CARPORT MT	0 100	22	24	528.00	SF	10.00	10.00	100	2004

86058 JEAN RD, YULEE											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
05/05/2025 MLU											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1999
2	0812	CONCRETE C	0 100	0	0	2,572.00	SF	4.00	4.00	100	2004
3	0510	GARAGE WD-	0 100	12	30	360.00	SF	35.00	35.00	100	2004
4	0351	CARPORT MT	0 100	22	24	528.00	SF	10.00	10.00	100	2004

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	RES	100		RM	153.00	285.00	1.00	AC	1.00

NASSAU COUNTY PROPERTY											
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VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 4						Tax Dist:					
BUILDING MARKET VALUE						273,228					
TOTAL MARKET OB/XF VALUE						16,515					
TOTAL LAND VALUE - MARKET						85,000					
TOTAL MARKET VALUE						374,743					
SOH/AGL Deduction						5,135					
ASSESSED VALUE						369,608					
TOTAL EXEMPTION VALUE						13 369,608					
BASE TAXABLE VALUE						0					
TOTAL JUST VALUE						374,743					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						359,191					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
993863	NEW CONSTR	118,500	05/01/1999
5777	XFOB	2,040	06/01/1989
7730	MH MOVE-ON	20,000	03/01/1989

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1193/1457	12/08/2003	WD	Q	I		165,000	
GRANTOR: PRICE TRICIA RENEE							
GRANTEE: YOUNG JAMES M & PAT							
1004/1720	8/24/2001	QC	Q	I	06	100	
GRANTOR: PRICE JOHN BRETT							
GRANTEE: PRICE TRICIA RENEE							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=1999] W17 FSP=[YR=2012] W24 S12 E24 N12\$ S12 W24 N12 W14 S42 FGR=[YR=1999] W9 S22 E21 N16 FOP=[YR=1999] E30 N6 W4 N4 W5 S4 W21 S6 \$ N6 W12 \$ E33 N4 E5 S4 E4 S6 E13 N48 \$.											