TRACT 134 2003 FTWD DW
IN OR 1833/1585
YULEE HILLS PB 4/31

YOUNG LINDSAY G
86127 PAMELA RD
YULEE, FL 32097

2025

51-3N-27-4881-0134-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Quality	03	Quality Level 03

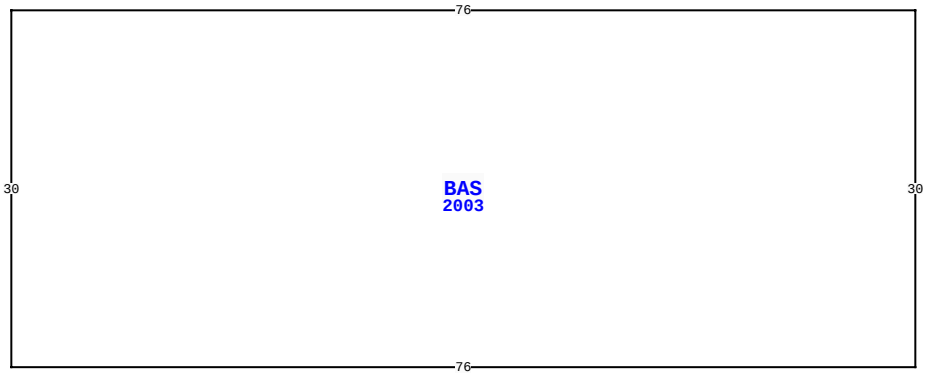
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4040.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2003	2,280	113,179
TOTALS	2,280			2,280	113,179

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,280	116.8000	99.28	226,358	2003	2003	0	0	0	50.00	50.00

1 M/H 94+ – 100% - 2021 Heated Area: 2280 HX Base Yr 2021



86127 PAMELA RD, YULEE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		113,179
TOTAL MARKET OB/XF VALUE		3,417
TOTAL LAND VALUE - MARKET		115,600
TOTAL MARKET VALUE		232,196
SOH/AGL Deduction		79,707
ASSESSED VALUE		152,489
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		101,767
TOTAL JUST VALUE		232,196
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		216,115

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH023976	MH MOVE-ON	0	10/01/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1833/1585	1/04/2013	WD	Q	I	02	90,000
GRANTOR: GREGORY JASON						
GRANTEE: YOUNG LINDSAY G						
1813/1564	9/12/2012	WD	U	I	12	37,500
GRANTOR: WELLS FARGO BANK NA T						
GRANTEE: GREGORY JASON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W76 S30 E76 N30 $.

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	0681	POLE SHED	0	100	9	12	108.00	SF	15.00	15.00	100	1986	1986	3	20	324	
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2003	2003	3	86	3,010	
3	1243	WD DECK F	0	100	8	3	24.00	SF	8.00	8.00	100	2003	2003	3	20	38	
4	1243	WD DECK F	0	100	7	4	28.00	SF	8.00	8.00	100	2003	2003	3	20	45	

LAND DESCRIPTION

TOTAL OB/XF 3,417

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		RM	311.00	210.00	1.36	AC		1.00	1.00	1.00	85,000.00	85,000.00	115,600							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 1.36 Total Land Value: 115,600 Market: 0 Agricultural: 0 Common: 115,600 PRINTED 07/30/2025 BY SYS