PT OF E1/2 OF NE1/4
IN OR 1061 PG 888
1983 NOTT DW

BOYD BILLY L
66416 FRED MINER ESTATES DRIVE
YULEE, FL 32097

2026

03-2N-26-0000-0001-0110

BUILDING CHARACTERISTICS

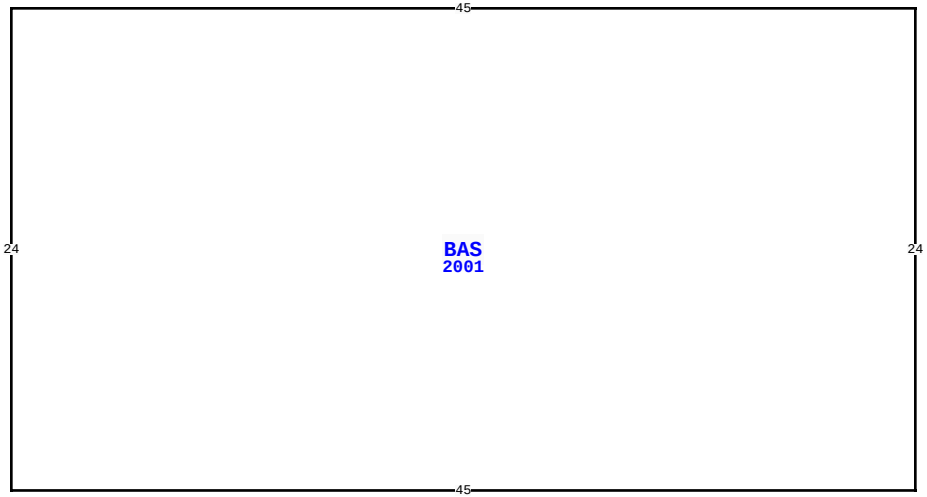
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 80
Interior Floo	14	CARPET 20
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100	2001	1,080	30,514
TOTALS	1,080			1,080	30,514

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,080	110.8000	94.18	101,714	1983	1983	0	0	0	70.00	30.00

1 M/H 93- 0% - 0 Heated Area: 1080 HX Base Yr



66416 FRED MINER ESTATE DR, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

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
2	0751	UOP	0	0	36	20	720.00	SF	10.00	10.00	100	1993	1993	3	20	1,440	
3	0936	SEPTC TANK	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	0	0	3	100	6,000	
4	0752	USP	0	0	20	8	160.00	SF	15.00	15.00	100	1988	1988	3	20	480	
5	0752	USP	0	0	18	8	144.00	SF	15.00	15.00	100	1988	1988	3	20	432	
6	0940	SHEDS/PORT	0	0	12	8	96.00	SF	30.00	30.00	100	1988	1988	3	20	576	
7	0681	POLE SHED	0	0	0	0	288.00	SF	15.00	15.00	100	1988	1988	3	20	864	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	30,514
TOTAL MARKET OB/XF VALUE	9,792
TOTAL LAND VALUE - MARKET	101,200
TOTAL MARKET VALUE	141,506
SOH/AGL Deduction	9,040
ASSESSED VALUE	132,466
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	132,466
TOTAL JUST VALUE	141,506
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	129,261

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1061/0888	6/10/2002	QC	U	V	07	100

GRANTOR: POLAND LOIS M

GRANTEE: BOYD PATRICIA A & B

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W45 S24 E45 N24 $.

LAND DESCRIPTION

TOTAL OB/XF 9,792

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	0	0005	OR	0.00	0.00	2.53	AC		1.00	1.00	1.00	40,000.00	40,000.00	101,200							

REVIEW DATE 05/10/2024 BY TWA Total Acres: 2.53 Total Land Value: 101,200 Market: 0 Agricultural: 0 Common: 101,200 PRINTED 07/09/2026 BY SYS