E1/2 OF NE1/4 OF NW1/4
2002 KING DW
IN OR 1010/1611

GREEN DORIS
P O BOX 2243
YULEE, FL 32041-2243

2026

07-2N-27-0000-0003-0090

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

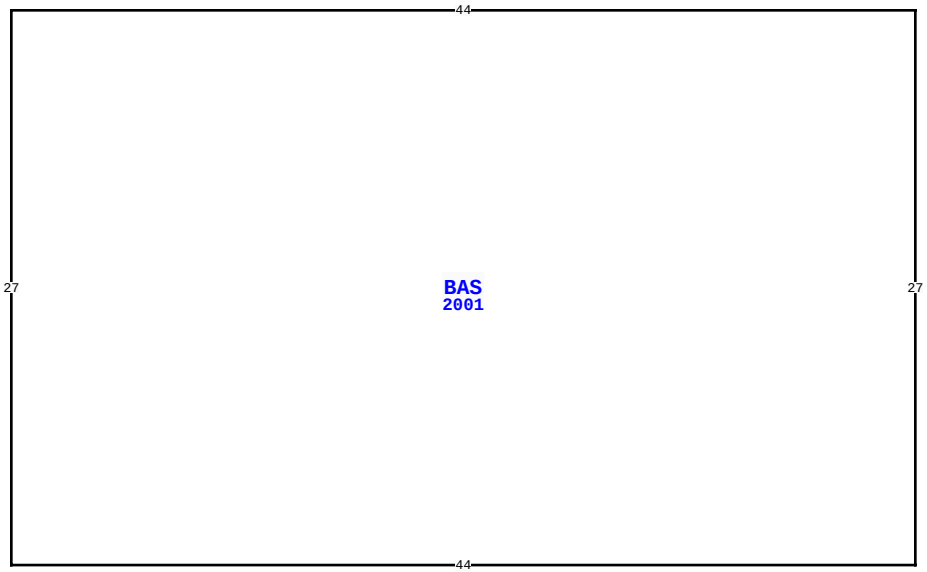
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4053.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100	2001	1,188	55,136
TOTALS	1,188			1,188	55,136

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,188	117.2000	105.48	125,310	2001	2001	0	0	0	56.00	44.00

1 M/H 94+ 100% - 2002 Heated Area: 1188 HX Base Yr 2002



76002 HARPER CHAPEL RD, YULEE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		55,136
TOTAL MARKET OB/XF VALUE		2,905
TOTAL LAND VALUE - MARKET		90,000
TOTAL MARKET VALUE		148,041
SOH/AGL Deduction		93,797
ASSESSED VALUE		54,244
TOTAL EXEMPTION VALUE	HX HB	29,244
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		148,041
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		142,381

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1010/1611	10/03/2001	WD	Q	V		20,000

GRANTOR: SIMMONS JOHN A & JORE
GRANTEE: GREEN DORIS

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W44 S27 E44 N27 $.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2001	2001	3	83	2,905	

LAND DESCRIPTION

TOTAL OB/XF 2,905

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	0007	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	90,000.00	90,000.00	90,000							

REVIEW DATE 12/07/2023 BY DC Total Acres: 1.00 Total Land Value: 90,000 Market: 0 Agricultural: 0 Common: 90,000 PRINTED 07/09/2026 BY SYS