

JOHNS MILDRED M
2795 SEMINOLE VILLAGE DR
MIDDLEBURG, FL 32068

08-1S-23-1830-0028-0000

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 90			
Interior Floo	08	SHT VINYL 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories		1.			
Units		1. 100 0 100			
Quality 03 Quality Level 03					
DOR CODE	0200	MOBILE HOME			
MAP NUM		MKT AREA 09			
NEIGHBORHOOD/LOC	9008.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100	1998	960	28,789
UOP	128	25	2002	32	960
TOTALS 1,088 992 29,748					

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0820	02	992	117.6000	99.96	99,160	1985	1985	0	0	0 70.00	30.00			

1 M/H 93- 0% - 0

Heated Area: 960

HX Base Yr

24

24

17

16

8

8

23

40

BAS 1998

UOP 2002

MARKET ADJUSTMENTS														
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE									

05/07/2026 MLU

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 6					Tax Dist:				
BUILDING MARKET VALUE					29,748				
TOTAL MARKET OB/XF VALUE					1,440				
TOTAL LAND VALUE - MARKET					91,800				
TOTAL MARKET VALUE					122,988				
SOH/AGL Deduction					21,260				
ASSESSED VALUE					101,728				
TOTAL EXEMPTION VALUE					0				
BASE TAXABLE VALUE					101,728				
TOTAL JUST VALUE					122,988				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					123,938				

PERMIT NUM

DESCRIPTION

AMT

ISSUED

MH982420

MH MOVE-ON

0

10/01/1998

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

1976/0205

4/07/2014

WD U

I

11

100

GRANTOR: SOWELL FAMILY TRUST

GRANTEE: JOHNS MILDRED M

1912/1234

4/07/2014

WD U

I

11

100

GRANTOR: SHEEN TERRELL TRUSTEE

GRANTEE: JOHNS MILDRED M

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1998] W40 S24 E17 UOP=[YR=2002] S8 E16 N8 W16\$ E23 N24\$.

LAND DESCRIPTION															TOTAL OB/XF										1,440									
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	0	0004	OR	0.00	0.00	2.70	AC		1.00	1.00	1.00	34,000.00	34,000.00	91,800																	

REVIEW DATE 01/01/2023 BY CD

Total Acres: 2.70 Total Land Value: 91,800 Market: 0 Agricultural: 0 Common: 91,800

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