

COOK HERMAN E JR & ADA
75245 JOHNSON LAKE ROAD
YULEE, FL 32097

2026

18-2N-27-4316-0013-0000

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall Roof Structur03

VINYL 100 GABLE/HIP 100

Roof Cover Interior Wall Interior Floor Interior Floor Air Condition Heating Type Bedrooms Bathrooms Frame Stories Units

120514080304

MODULAR MT 100 DRYWALL 100 CARPET 70 SHT VINYL 30 CENTRAL 100 AIR DUCTED 100

3 100
2 100

WOOD FRAME 100

1.
1. 100
0 100

QualityDOR CODEMAP NUMNEIGHBORHOOD/LOC

030200MOBILE HOME

MKT AREA05

5010.00

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BASUOP9609610025200220249602430,062752

TOTALS1,05698430,813

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

11242WD DECK A01001216192.00SF10.0010.0010020052005321403

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPR DLONC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPTH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES1000003RM0.000.001.00LT1.001.001.0065,000.0065,000.0065,000

REVIEW DATE04/03/2024BYTWA

Total Acres: 0.00Total Land Value: 65,000Market: 0Agricultural: 0Common: 65,000PRINTED 07/09/2026 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTS

082002984122.8000

EFF. BASE RATE104.38

REPL. COST NEW102,710

AYB1989

EYB1989

ECON0

FNCT0

NORM070.00

% COND30.00

Heated Area: 960HX Base Yr 2003

UOP2024

BAS2002

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYTax Group: 4BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUESTANDARD

30,81340365,00096,21660,50135,71525,00010,71596,216084,422

Sales Data

OFF RECORD NumberDATETYPE INSTQUANTITYVALUERSN CD SALE PRICE

1041/17293/06/2002WDUUII1170,500

GRANTOR:ZELL DONALD D

GRANTEE:COOK HERMAN E JR &

0800/04117/17/1997WDQQV01100

GRANTOR:ZELL MARGARET

GRANTEE:ZELL DONALD

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002;ORIG=0,0] W19 W12 W9 S24 E40 N24 \$
UOP=[YR=2024;ORIG=-31,0] E12 N8 W12 S8 \$