IN OR 883/1590
2008 SCTB DWMH

BENNETT ANGELA F
P O BOX 195
YULEE, FL 32041-0195

2026

41-3N-26-0000-0004-0010

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	11	CLAY TILE 50
Interior Floo	14	CARPET 50
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
BUD8 Adjustme	04	DIST 01 100
Quality	04	Quality Level 04

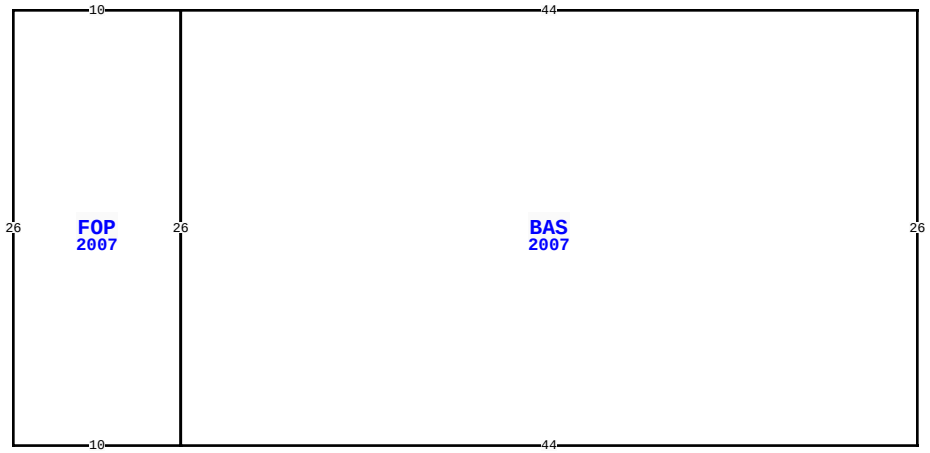
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 04
NEIGHBORHOOD/LOC 4053.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,144	100	2007	1,144	76,742
FOP	260	30	2007	78	5,233
TOTALS	1,404			1,222	81,974

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,222	133.1000	119.79	146,383	2007	2007	0	0	0	44.00	56.00

1 M/H 94+ 100% - 0 Heated Area: 1144 HX Base Yr 2000



77160 DAWSON RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2026 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		81,974
TOTAL MARKET OB/XF VALUE		1,296
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		133,270
SOH/AGL Deduction		69,232
ASSESSED VALUE		64,038
TOTAL EXEMPTION VALUE	HX HB	39,038
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		133,270
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		126,593

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P12371	OTHER	0	05/01/2007
M12865	MECH OTHER	0	04/01/2007
C4935	CO ISSUED	0	01/01/2007
MH4935	MH MOVE-ON	0	01/01/2007
89	MH MOVE-ON	36,000	06/01/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0883/1590	5/19/1999	QC	Q	I	06	100
GRANTOR: BENNETT DONALD F JR						
GRANTEE: BENNETT ANGELA R						
0559/1099	12/28/1988	WD	Q	I	01	100
GRANTOR: BENNETT DONALD						
GRANTEE: BENNETT DONDALD						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2007] W44 FOP=[YR=2007] W10 S26 E10 N26$ S26 E44 N26$.

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	1242	WD DECK A	0	100	18	12	216.00	SF	10.00	10.00	100	1992	1992	3	20	432	
2	0940	SHEDS/PORT	0	100	10	12	120.00	SF	30.00	30.00	100	2007	2007	3	24	864	

LAND DESCRIPTION

TOTAL OB/XF 1,296

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		PD -	E 0.00	0.00	1.00	AC		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 1.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 07/09/2026 BY SYS