IN OR 1402/976
2015 TOWNHOMES DW/MH

SMITH BARRY & KIM
PO BOX 973
YULEE, FL 32041-0973

2026

42-2N-27-0000-0002-0470

BUILDING CHARACTERISTICS

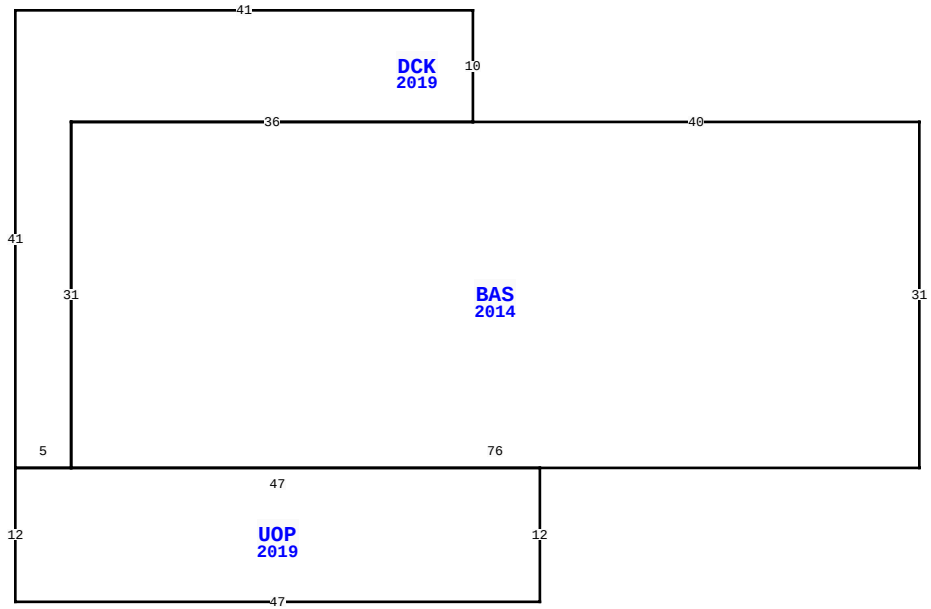
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 60
Exterior Wall	10	ABOVE AVG 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	04	Quality Level 04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4052.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,356	100	2014	2,356	187,431
DCK	565	15	2019	85	6,762
UOP	564	25	2019	141	11,218
TOTALS	3,485			2,582	205,411

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,582	126.2800	113.65	293,444	2014	2014	0	0	0	30.00	70.00

1 M/H 94+ 100% - 2007 Heated Area: 2356 HX Base Yr 2007



86039 JAMNIK ST, YULEE

BLD DATE	09/14/2015 KK	LGL DATE	
XF DATE	04/04/2007 JM	LAND DATE	05/15/2026 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		205,411
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		162,000
TOTAL MARKET VALUE		367,411
SOH/AGL Deduction		194,707
ASSESSED VALUE		172,704
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		121,293
TOTAL JUST VALUE		367,411
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		325,549

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH145581	CO ISSUED	0	08/21/2014
E1428063	NEW CONSTR	0	08/01/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1402/0976	4/07/2006	QC	U	V	07	100
GRANTOR: TAYLOR FRANK L & MILD						
GRANTEE: SMITH BARRY & KIM						
1379/1464	1/06/2006	QC	Q	I	01	100
GRANTOR: TAYLOR FRANK L						
GRANTEE: SMITH BARRY & KIM						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2014] W40 DCK=[YR=2019] N10 W41 S41 UOP=[YR=2019] S12 E47 N12 W47$ E5 N31 E36$ W36 S31 E76 N31$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0003	OR	0.00	0.00	2.00	AC		1.00	1.00	0.90	90,000.00	81,000.00	162,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 2.00 Total Land Value: 162,000 Market: 0 Agricultural: 0 Common: 162,000 PRINTED 07/09/2026 BY SYS