

SLY 117.5 FT OF WLY 200 FT
OF ELY 230 FT OF LOT 4
YULEE FAMRS UNIT 1 PB 2/37

VEST OWEN RITTER & WATKINS SYDNEY RAE
85239 WINONA BAYVIEW ROAD
YULEE, FL 32097

2026

42-2N-27-4500-0004-0030



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	30	VINYL 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	13	LVT/LAMMT 60			
Interior Floor	14	CARPET 40			
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	06	Quality Level 06			
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	1,152	100	2004	1,152	119,174
DCK	120	15	2024	18	1,862
DCK	160	15	2024	24	2,483
TOTALS	1,432			1,194	123,519

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,194	159.6400	143.68	171,554	2003	2015	0	0	0 28.00	72.00
1 M/H 94+		100% - 2024				Heated Area: 1152			HX Base Yr 2024		

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