



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	14	CARPET 70			
Interior Floo	07	CORK/VTILE 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories	0	0 100			
Units		0 100			
Quality	03	Quality Level 03			
DOR CODE	0200	MOBILE HOME			
MAP NUM		MKT AREA			04
NEIGHBORHOOD/LOC	4048.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100	2017	1,512	127,480
UOP	384	25	2021	96	8,094
TOTALS	1,896			1,608	135,574

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,608	117.1000	105.39	169,467	2017	2017	0	0	0	20.00	80.00
2 M/H 94+ 100% - 0 Heated Area: 1512 HX Base Yr												
UOP 2021 BAS 2017												
85481 KIRKLAND RD, YULEE												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
05/11/2026 MLU												

TOTALS		1,896				1,608		135,574		85481 KIRKLAND RD, YULEE					XF DATE				LAND DATE		05/11/2026		MLU	
															INC DATE				AG DATE					
L N	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	8	9	72.00		SF	10.00		10.00		100	1989	1989	3	20	144				
2	0510	GARAGE WD-		0	100	24	30	720.00		SF	35.00		35.00		100	1995	1995	3	20	5,040				

CAMPBELL JEREMIAH EUGENE
85481 KIRKLAND RD
YULEE, FL 32097

42-2N-27-4612-0001-0060

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