

BLOCK 2 LOT 49
IN OR 743 PG 819
R235883 & R235884

STEWART SAMUEL E III & REBECCA
85639 JOANN RD
YULEE, FL 32097

2026

42-2N-27-4612-0002-0490



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	04	PLYWOOD 100			
Interior Floor	14	CARPET 80			
Interior Floor	08	SHT VINYL 20			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories		1. 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	1,503	100	1993	1,503	47,218
FOP	128	30	1993	38	1,194
FOP	336	30	1993	101	3,173
FSP	560	60	2003	336	10,556
TOTALS	2,527			1,978	62,141

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,978	123.2000	104.72	207,136	1986	1986	0	0	70.00	30.00
1 M/H 93- 100% - 1996											
Heated Area: 1503											
HX Base Yr 1996											
16 FSP 2003 35 16 FOP 1993 21 16 FOP 1993 21 26 BAS 1993 27 15 FOP 1993 8 7 16 6 28 7 28 15 28 26 27 35 21 35 21 56 21											