

SHIELDS CHRISTINE L/E/
85484 RADIO AVE
YULEE, FL 32097

42-2N-27-4613-0008-0110

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall15CONC BLOCK 80

Exterior Wall17CB STUCCO 20

Roof Structur03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 90

Interior Floo08SHT VINYL 10

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms2 100

Frame Stories Units02WOOD FRAME 100
1. 1. 100
0 100

Occupancy00NONE 100

Quality03Quality Level 03

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA04

NEIGHBORHOOD/LOC4048.00

TOTALS1,7281,665151,553

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0100011,665100.8000105.84176,2241992199700014.0086.00

1 SINGLE FAM 100% - 0Heated Area: 1638HX Base Yr

28

58

32

5

18

14

18

9

26

FOP1993

BAS1993

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,63810019931,638149,095

FOP90301993272,458

NASSAU COUNTY PROPERTYPAGE 1 of 14

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE151,553

TOTAL MARKET OB/XF VALUE2,380

TOTAL LAND VALUE - MARKET90,000

TOTAL MARKET VALUE243,933

SOH/AGL Deduction132,253

ASSESSED VALUE111,680

TOTAL EXEMPTION VALUEHX HB SX101,411

BASE TAXABLE VALUE10,269

TOTAL JUST VALUE243,933

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE233,665

PERMIT NUMDESCRIPTIONAMTISSUED

B26007REMODEL1,81405/01/2012

7972NEW CONSTR66,41104/01/1992

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMEI/RSN CDPRICE

2847/5812/12/2026QCQU I11100

GRANTOR:SHIELDS CHRISTINE L/E

GRANTEE:HAYWOOD ANGELA M

0697/04931/27/1994QCQ Q I0629,500

GRANTOR:SHIELDS ROBERT

GRANTEE:SHIELDS CHRISTINE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W58 S28 E14 FOP=[YR=1993] E18 N5 W18S\$ N5 E18 S9 E26 N32\$.

LAND DESCRIPTION

L NUSE CODECLS

LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNITD TDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRESCENT RES1000006OR0.000.001.00LT1.001.001.0090,000.0090,000.0090,000

REVIEW DATE01/01/2023BYCDTotal Acres: 0.00Total Land Value: 90,000Market: 0Agricultural: 0Common: 90,000PRINTED 07/09/2026 BY SYS