

BLOCK 1 LOT 27
IN OR 663/1912
R621889 & R621890

LITTLE ROBERT S
85241 AMANDA COURT
YULEE, FL 32097

2026

43-2N-27-4621-0001-0270



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	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.	1. 100
Units		0 100

Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME

MAP NUM		MKT AREA	04
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NEIGHBORHOOD/LOC	4048.00
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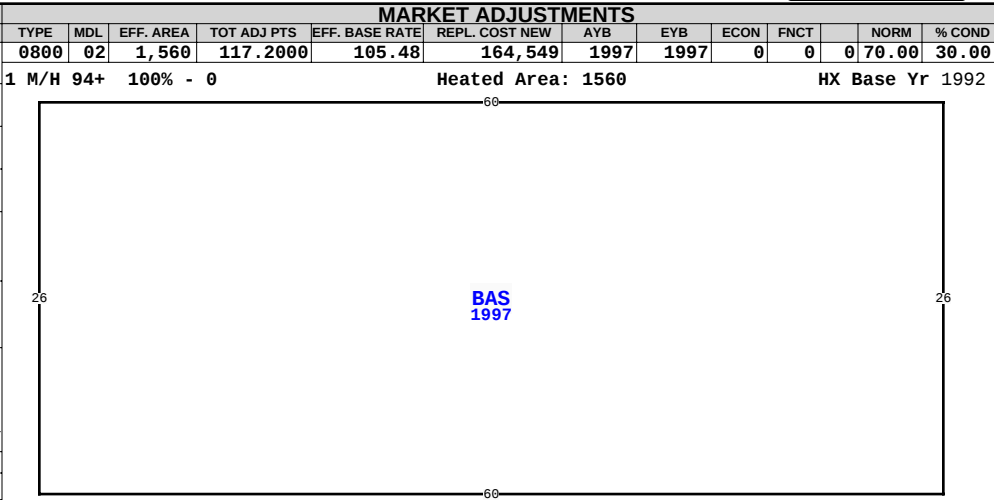
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100	1997	1,560	49,365
TOTALS	1,560			1,560	49,365

EXTRA FEATURES	85241 AMANDA CT, YULEE
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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	24	16	384.00	SF	10.00	10.00	100	1993	1993	3	20	768	

LAND DESCRIPTION			TOTAL OB/XF 768													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE
1	000116	C	RES MARSH	100	0006	OR	0.00	0.00	0.80	AC		1.00	1.00	1.00	135,000.00	135,000.00
2	009630	C	SWAMP	100	0006	OR	0.00	0.00	0.64	AC		1.00	1.00	1.00	500.00	500.00

REVIEW DATE	01/01/2023	BY	CD
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BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026
INC DATE		AG DATE	MLU

BUILDING NOTES																
BUILDING DIMENSIONS																
BAS=[YR=1997] W60 S26 E60 N26\$.																

NASSAU COUNTY PROPERTY				PAGE 1 of 1	4
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE				49,365	
TOTAL MARKET OB/XF VALUE				768	
TOTAL LAND VALUE - MARKET				108,320	
TOTAL MARKET VALUE				158,453	
SOH/AGL Deduction				63,422	
ASSESSED VALUE				95,031	
TOTAL EXEMPTION VALUE		HX HB		51,411	
BASE TAXABLE VALUE				43,620	
TOTAL JUST VALUE				158,453	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				163,480	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
971646	MH MOVE-ON	0	01/01/1997
94-00916	GARAGE	11,424	04/01/1994

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0663/1912	7/29/1992	WD	Q	V		15,700	
GRANTOR: WILLIAMS EVA M							
GRANTEE: LITTLE ROBERT S							
0663/1910	7/29/1992	WD	U	V	10	9,400	
GRANTOR: SHEFFIELD WM ET AL							
GRANTEE: WILLIAMS EVA M							