BLOCK 7 LOT 25
LOFTON BLUFF # 3 PB 4/108

MCDANIEL LISA MARIE/ROSENBLATT DAVID JACOB
85211 DICK KING RD
YULEE, FL 32097

2026

43-2N-27-4622-0007-0250

NASSAU COUNTY PROPERTY

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	11	CLAY TILE 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
BUD8 Adjustme	04	DIST 01 100
Quality	03	Quality Level 03

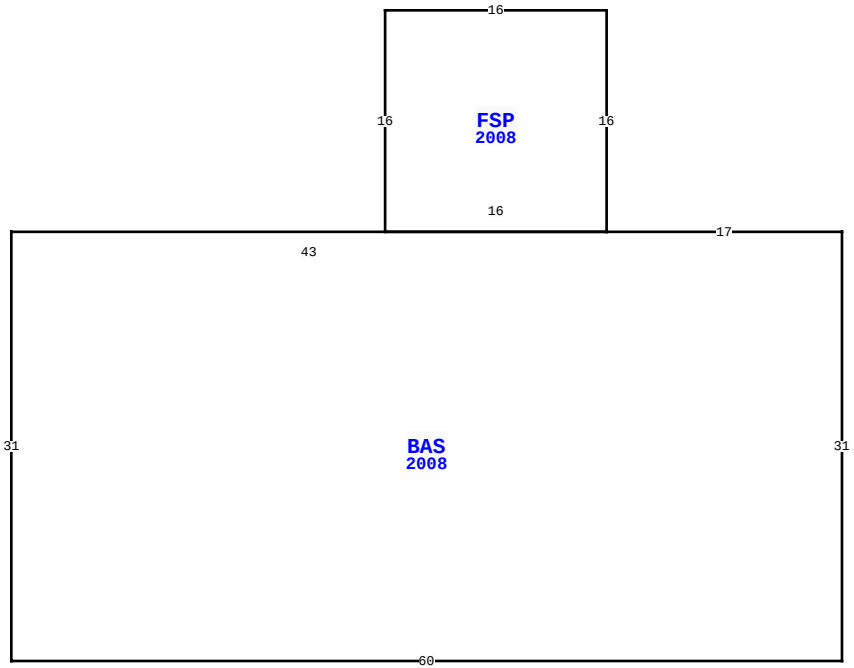
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4048.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,860	100	2008	1,860	123,715
FSP	256	60	2008	154	10,243
TOTALS	2,116			2,014	133,958

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,014	119.2000	107.28	216,062	2008	2010	0	0	0	38.00	62.00

1 M/H 94+ 100% - 2019 Heated Area: 1860 HX Base Yr 2019



85211 DICK KING RD, YULEE

BLD DATE	01/03/2020	KKA	LGL DATE	
XF DATE	01/03/2020	KKA	LAND DATE	05/11/2026 MLU
INC DATE			AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		133,958
TOTAL MARKET OB/XF VALUE		8,540
TOTAL LAND VALUE - MARKET		90,000
TOTAL MARKET VALUE		232,498
SOH/AGL Deduction		78,185
ASSESSED VALUE		154,313
TOTAL EXEMPTION VALUE	WX HX HB	56,411
BASE TAXABLE VALUE		97,902
TOTAL JUST VALUE		232,498
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		228,771

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C5003	CO ISSUED	0	09/01/2007
MH075003	MH MOVE-ON	0	09/01/2007
E20045	ELEC OTHER	0	09/01/2007
M13333	MECH OTHER	0	09/01/2007
P12748	OTHER	0	09/01/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2873/1811	5/27/2026	WD	Q	I	01	300,000
GRANTOR: PALILONIS PATRICIA						
GRANTEE: MCDANIEL LISA MARIE						
2716/1144	6/04/2024	LE	U	I	11	100
GRANTOR: PALLILONIS PATRICIA						
GRANTEE: SIMS JOSHUA A						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W17 FSP=[YR=2008] N16 W16 S16 E16$ W43 S31 E60 N31$.

EXTRA FEATURES

LN	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
2	0510	GARAGE WD-	0	100	24	12	288.00	SF	35.00	35.00	100	2006	2006	3	36	3,629	
3	1242	WD DECK A	0	100	19	4	76.00	SF	10.00	10.00	100	2007	2007	3	24	182	
4	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	89	1,780	
5	1242	WD DECK A	0	100	0	0	272.00	SF	10.00	10.00	100	2008	2008	3	27	734	
6	0681	POLE SHED	0	100	11	9	99.00	SF	15.00	15.00	100	2008	2008	3	44	653	
7	0351	CARPORT MT	0	100	18	20	360.00	SF	10.00	10.00	100	2005	2005	3	21	756	
8	1242	WD DECK A	0	100	0	0	179.00	SF	10.00	10.00	100	2012	2012	3	45	806	

LAND DESCRIPTION

TOTAL OB/XF 8,540

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	100	0006	OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	90,000.00	90,000.00	90,000							

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