PT JOHN LOWE MILL GRANT
SEC 51-3N-27E IN OR 2394/474
{2003 SKYO DW/MH}

BELL MICHAEL A
86174 PAGES DAIRY RD
YULEE, FL 32097

2026

51-3N-27-0000-0037-0090

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 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

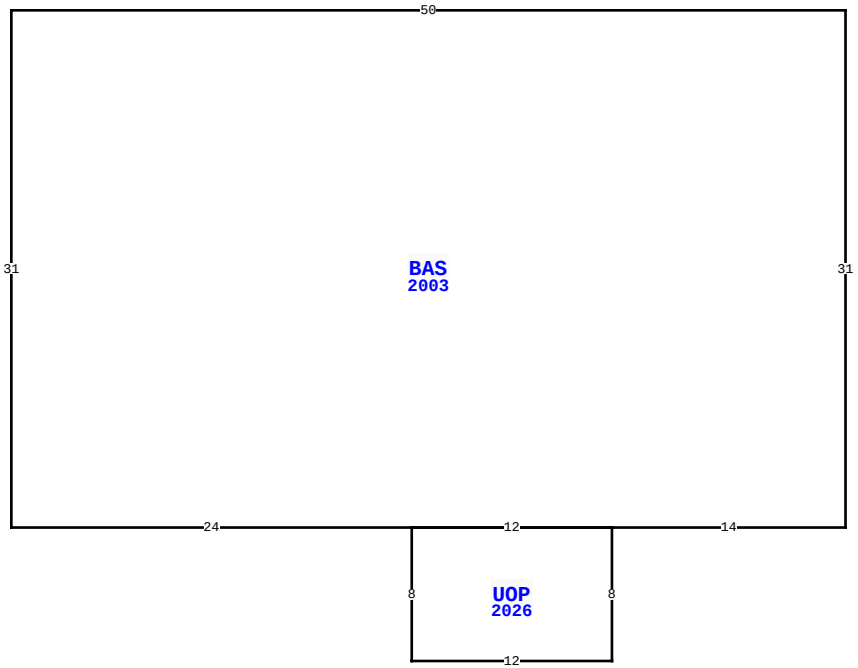
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 04
NEIGHBORHOOD/LOC 4053.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,550	100	2003	1,550	78,477
UOP	96	25	2026	24	1,215
TOTALS	1,646			1,574	79,692

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,574	117.2000	105.48	166,026	2003	2003	0	0	0	52.00	48.00

1 M/H 94+ 100% - 2021 Heated Area: 1550 HX Base Yr 2021



86174 PAGES DAIRY RD, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		79,692
TOTAL MARKET OB/XF VALUE		1,776
TOTAL LAND VALUE - MARKET		141,300
TOTAL MARKET VALUE		222,768
SOH/AGL Deduction		111,952
ASSESSED VALUE		110,816
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		59,405
TOTAL JUST VALUE		222,768
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		200,108

DW/MH VIN: G2620349R(A/B) _ TITLE: 87644558 & 8764

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2394/0474	6/22/2020	WD	Q	I	01	123,000
GRANTOR: HAFTEL LARRY P & KIMB						
GRANTEE: BELL MICHAEL A						
1389/0585	2/15/2006	WD	Q	I		138,000
GRANTOR: SMITH JEREMY T & ANNA						
GRANTEE: HAFTEL LARRY P						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003;ORIG=0,0] W50 S31 E24 E12 E14 N31 $
UOP=[YR=2026;ORIG=-14,39] W12 N8 E12 S8 $
.

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	1242	WD DECK A	0	100	8	6	48.00	SF	10.00	10.00	100	2003	2003	3	20	96	
3	0940	SHEDS/PORT	0	100	20	14	280.00	SF	30.00	30.00	100	2003	2003	3	20	1,680	

LAND DESCRIPTION

TOTAL OB/XF 1,776

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		OR	0.00	0.00	1.57	AC		1.00	1.00	1.00	90,000.00	90,000.00	141,300							

REVIEW DATE 10/13/2025 BY KWA Total Acres: 1.57 Total Land Value: 141,300 Market: 0 Agricultural: 0 Common: 141,300 PRINTED 07/09/2026 BY SYS