

HEIDECKER JOHN F JR TRUST/HEIDECKER JOHN F JR TRUS
86038 JOHN ST
YULEE, FL 32097

51-3N-27-4860-000B-0080

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

Exterior Wall Roof Structur01

MOD METAL 100 FLAT 100

Roof Cover Interior Wall Interior FlooInterior FlooAir ConditionHeating TypeBedroomsBathroomsFrameStories UnitsQualityDOR CODEMAP NUMNEIGHBORHOOD/LOC

MINIMUM 100 PLYWOOD 100 CARPET 90 SHT VINYL 10 CENTRAL 100 AIR DUCTED 100

3 100 1 100 WOOD FRAME 100

1. 1. 100 0 100

MOBILE HOME MKT AREA 04

4053.00

TOTALS7446327,115

EXTRA FEATURES86038 JOHN ST, YULEE

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

LAND DESCRIPTIONTOTAL OB/XF0

L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T 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 0 0005 RSF-2100.00125.001.00LT1.001.001.0065,000.0065,000.0065,000REVIEW DATE 01/30/2023 BY NWA Total Acres: 0.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 07/09/2026 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATE REPL. COST NEWAYBEYBECONFNCTAPNORM% COND

08200263266.220056.2935,5751969196901070.0020.00

M/H 93- 0% - 2025Heated Area: 600HX Base YrBAS 1993DCCK 2006UOP 1993

SUBAREA MARKET VALUE

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

05/08/2026MLU

VALUATION BYSTANDARDTax Group: 4Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOHI/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

SALES DATAOFF RECORD NumberDATETYPE INSTQ / URVN CD SALE PRICE

2801/9967/15/2025WDUII11100GRANTOR: HEIDECKER JOHNGRANTEE: HEIDECKER JOHN F JR2719/286/14/2024WDQIQI0275,000GRANTOR: BASS CONNIE JASON JRGRANTEE: HEIDECKER JOHNBUILDING NOTESBUILDING DIMENSIONSBAS=[YR=1993] W50 S12 E28 DCK=[YR=2006] S9 E5 UOP=[YR=1993] E11 N9 W11 S9\$ N9 W5\$ E22 N12\$.