

PT OF LOT 17 CORNWALL SURVEY
IN OR 2324/1846
1986 FLEET SW

NITOWITZ RICHARD & VICKIE L/E/
24763 COUNTY ROAD 121
HILLIARD, FL 32046

2023

03-2N-23-0000-0005-0140



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
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 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	784	100	784	17,214
TOTALS	784		784	17,214

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0752	USP	0 100	12	8	96.00	SF	15.00	15.00	100	2001

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000115	C	SFR ACRES	0 0004	OR	0.00	0.00	2.00	AC		1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	784	112.6000	73.19	57,381	1986	1986	0	0	70.00	30.00
1 M/H 93- - 0% - 0											
Heated Area: 784 HX Base Yr											
BAS 2002											
24545 CR 121, HILLIARD											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
06/13/2023 MLU											

TOTAL OB/XF											
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TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	000115	C	SFR ACRES	0 0004	OR	0.00	0.00	2.00	AC		1.00

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
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VALUATION BY STANDARD											
Tax Group: 6 Tax Dist:											
BUILDING MARKET VALUE 17,214											
TOTAL MARKET OB/XF VALUE 432											
TOTAL LAND VALUE - MARKET 51,000											
TOTAL MARKET VALUE 68,646											
SOH/AGL Deduction 19,071											
ASSESSED VALUE 49,575											
TOTAL EXEMPTION VALUE 0											
BASE TAXABLE VALUE 49,575											
TOTAL JUST VALUE 68,646											
NCON VALUE 0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE 53,235											

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH013710	MH MOVE-ON	0	12/01/2001

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2324/1849	11/07/2019	QC	U	I	11	100	
GRANTOR: NITOWITZ VICKIE L & R							
GRANTEE: DENMARK KATRINA L							
2324/1846	11/07/2019	QC	U	I	11	100	
GRANTOR: NITOWITZ RICHARD & VI							
GRANTEE: DENMARK KATRINA L							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2002] W56 S14 E56 N14\$.											