PT OF W1/2 OF SE1/4 OF NW1/4
IN OR 866/22
R787440 & R787441

WATERS ANTHONY SHAWN
37148 REED ROAD
HILLIARD, FL 32046

2023

03-3N-24-0000-0004-0010

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
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	04	Quality Level 04

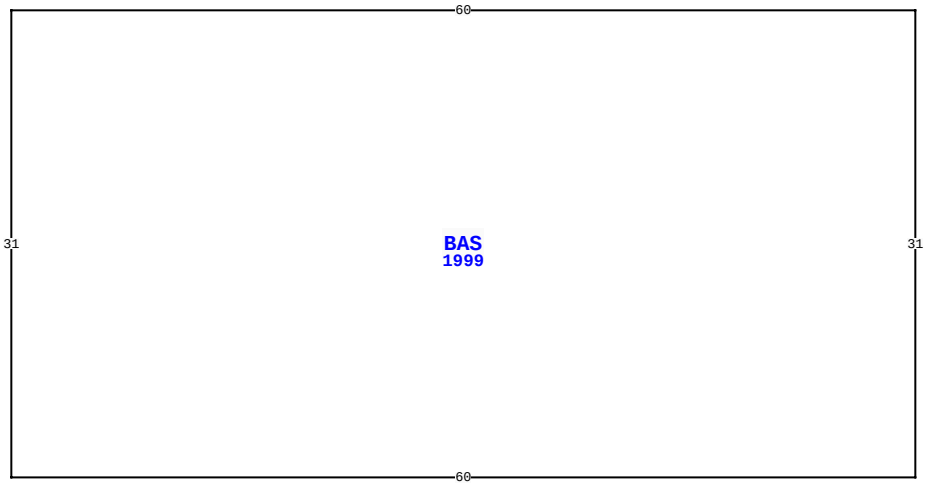
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,860	100	1,860	96,244
TOTALS	1,860		1,860	96,244

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,860	132.0000	92.40	171,864	1999	2004	0	0	0	44.00	56.00

1 M/H 94+ – 100% - 1996 Heated Area: 1860 HX Base Yr 1996



37148 REED RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		96,244
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		71,100
TOTAL MARKET VALUE		167,344
SOH/AGL Deduction		98,508
ASSESSED VALUE		68,836
TOTAL EXEMPTION VALUE	HX HB	43,836
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		167,344
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		132,830

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH992567	MH MOVE-ON	0	01/02/1999
MH961508	MH MOVE-ON	0	10/01/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0866/0022	2/05/1999	PR	U	I	01	100

GRANTOR: WATERS CHARLES E JR

GRANTEE: WATERS ANTHONY SHAW

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] W60 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

LAND DESCRIPTION

TOTAL OB/XF 0

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	000115	C	SFR ACRES	100		OR	0.00	0.00	2.37	AC		1.00	1.00	1.00	30,000.00	30,000.00	71,100							

REVIEW DATE 08/04/2021 BY TWA Total Acres: 2.37 Total Land Value: 71,100 Market: 0 Agricultural: 0 Common: 71,100 PRINTED 08/02/2023 BY SYS