

PT OR 2164/664
 EX R/W OR 535/356
 EX 5-5 5-7 5-9 5-11 5-13 5-14

WAITE SCOTT
 17180 OAK HILL RD
 HILLIARD, FL 32046

2023

04-1N-23-0000-0005-0010



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																													
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																											
																				VALUATION BY					STANDARD																								
																				Tax Group: 6					Tax Dist:																								
																				BUILDING MARKET VALUE					0																								
																				TOTAL MARKET OB/XF VALUE					0																								
																				TOTAL LAND VALUE - MARKET					123,750																								
																				TOTAL MARKET VALUE					123,750																								
																				SOH/AGL Deduction					57,317																								
																				ASSESSED VALUE					66,433																								
																				TOTAL EXEMPTION VALUE					0																								
																				BASE TAXABLE VALUE					66,433																								
																				TOTAL JUST VALUE					123,750																								
																				NCON VALUE					0																								
																				INCOME VALUE																													
																				PREVIOUS YEAR MKT VALUE					66,000																								
																				PERMIT NUM					DESCRIPTION					AMT					ISSUED														
																				MH951042					MH MOVE-ON					0					09/01/1995														
																				E941055					CHNGE SRVC					400					10/01/1994														
																				MH94484					MH MOVE-ON					13,366					05/01/1994														
																				8589					MH MOVE-ON					14,000					06/26/1991														
																				3236					CARPORT					3,880					03/12/1986														
																				SALES DATA																													
																				OFF RECORD Number			DATE			TYPE INST		Q / V		I / I		RSN CD		SALE PRICE															
																				2179/1399			12/01/2013			LE U		I I		11		100																	
																				GRANTOR: TANNER IRIS BRADDOCK																													
																				GRANTEE: WATKINS JOHN WAYNE																													
																				2164/0664			2/15/2017			CD U		V V		21		70,000																	
																				GRANTOR: TANNER IRIS ET AL																													
																				GRANTEE: WAITE SCOTT																													
																				BUILDING NOTES																													
																				BUILDING DIMENSIONS																													
																				TOTALS																													
EXTRA FEATURES										SR 2, HILLIARD										BLD DATE XF DATE INC DATE										02/21/2008 JH LGL DATE LAND DATE AG DATE										05/18/2023 MLU									
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																																	
																	TOTAL OB/XF				0																												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																									
1	000000	C	VAC RES	0	0006		0.00	0.00	11.00	AC		1.00	1.00	0.75	15,000.00	11,250.00	123,750																																
REVIEW DATE 05/18/2023 BY MLU Total Acres: 11.00 Total Land Value: 123,750 Market: 0 Agricultural: 0 Common: 123,750 PRINTED 08/02/2023 BY SYS																																																	