

PT OF GOVT LOT 1
IN OR 1498/549
1997 CLAY SWMH

KEENE HAL L SR & GLENDA
282131 LAKE HAMPTON ROAD
HILLIARD, FL 32046

2023

07-4N-24-0000-0009-0010



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	PAGE 1 of 1																										
Exterior Wall	30	VINYL 100	0800	02	1,268	130.0000	91.00	115,388	1997	2002	0	0	0	48.00	52.00	VALUATION SUMMARY																									
Roof Structur	03	GABLE/HIP 100	1 M/H 94+ - 100% - 2008													Heated Area: 1216													HX Base Yr 2008												
Roof Cover	12	MODULAR MT 100	14 8 UOP 2019 8																																						
Interior Wall	05	DRYWALL 100	28 16 BAS 2007 36 12 8 UOP 2019 8																																						
Interior Floop	11	CLAY TILE 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																																							
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	1,216	100	1,216	57,541																																					
UOP	96	25	24	1,136																																					
UOP	112	25	28	1,325																																					
TOTALS		1,424	1,268	60,002																																					
EXTRA FEATURES					282131 LAKE HAMPTON RD, HILLIARD																																				
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																									
1	0350	CARPORT WD	0	100	20	20			400.00	SF	13.00	100	1991	1991	3	20	1,040																								
2	0940	SHEDS/PORT	0	100	20	10			200.00	SF	30.00	100	1991	1991	3	20	1,200																								
3	0681	POLE SHED	0	100	11	30			330.00	SF	15.00	100	2008	2008	3	56	2,772																								
4	0681	POLE SHED	0	100	20	30			600.00	SF	15.00	100	2008	2008	3	56	5,040																								
5	0681	POLE SHED	0	100	30	18			540.00	SF	11.25	100	2012	2012	3	71	4,313																								
6	0681	POLE SHED	0	100	30	18			540.00	SF	11.25	100	2012	2012	3	71	4,313																								
TOTAL OB/XF																		18,678																							
LAND DESCRIPTION																																									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0006	OR	0.00	0.00	2.74	AC		1.00	1.00	1.00	30,000.00	30,000.00	82,200																								
REVIEW DATE 10/23/2019 BY TWA Total Acres: 2.74 Total Land Value: 82,200 Market: 0 Agricultural: 0 Common: 82,200 PRINTED 08/02/2023 BY SYS																																									