BLOCK 8 PT OF LOTS 1 & 4
IN OR 698 PG 235
2015 TOHO DW/MH

WADE ANGELA RENEA
3763 WADE DR
HILLIARD, FL 32046-0932

**2023**

**08-3N-24-2380-0008-0011**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 30 | VINYL 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 08 | SHT VINYL 50 |
| Interior Floo | 13 | LVT/LAMNT 50 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 4 100 |
| Bathrooms | | 2 100 |
| Frame | 02 | WOOD FRAME 100 |
| Stories | 1. | 1. 100 |
| Units | | 0 100 |
| Quality | 04 | Quality Level 04 |

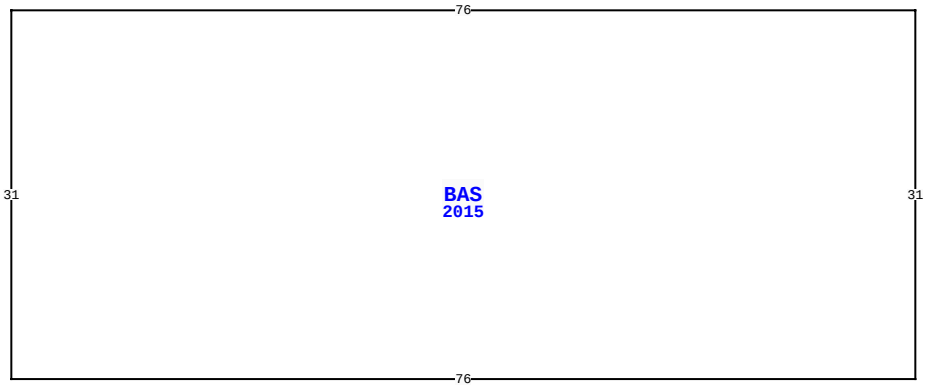
| | | | |
|---|---|---|---|
| DOR CODE | 0200 | MOBILE HOME | |
| MAP NUM | | MKT AREA | 06 |
| NEIGHBORHOOD/LOC | 6001.00 | | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|
| BAS | 2,356 | 100 | 2,356 | 164,654 |
| TOTALS | 2,356 | | 2,356 | 164,654 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0820 | 02 | 2,356 | 126.5000 | 82.22 | 193,710 | 2015 | 2015 | 0 | 0 | 0 | 15.00 | 85.00 |

1 M/H 93- – 100% - 0 Heated Area: 2356 HX Base Yr




3763 WADE DR, HILLIARD

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

## NASSAU COUNTY PROPERTY

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### VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 3 | Tax Dist: | |
| BUILDING MARKET VALUE | | 164,654 |
| TOTAL MARKET OB/XF VALUE | | 2,409 |
| TOTAL LAND VALUE - MARKET | | 42,000 |
| TOTAL MARKET VALUE | | 209,063 |
| SOH/AGL Deduction | | 103,652 |
| ASSESSED VALUE | | 105,411 |
| TOTAL EXEMPTION VALUE | HX HB | 50,000 |
| BASE TAXABLE VALUE | | 55,411 |
| TOTAL JUST VALUE | | 209,063 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 150,696 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 20150052 | MH MOVE-ON | 0 | 06/03/2015 |
| 20120095 | CARPORT | 800 | 06/19/2012 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0698/0235 | 2/09/1994 | WD | U | V | 01 | 100 |

GRANTOR: WADE HAROLD J

GRANTEE: WADE RONALD & ANGEL

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=2015] W76 S31 E76 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 2 | 0940 | SHEDS/PORT | 0 | 100 | 8 | 12 | 96.00 | SF | 21.30 | 21.30 | 100 | 1986 | 1986 | 3 | 20 | 409 | |
| 3 | 0351 | CARPORT MT | 0 | 100 | 20 | 50 | 1,000.00 | SF | 10.00 | 10.00 | 100 | 1950 | 1950 | 3 | 20 | 2,000 | |

## LAND DESCRIPTION

TOTAL OB/XF 2,409

| 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 | 000102 | C | SFR/MH | 100 | 0007 | C-1 | 210.00 | 336.00 | 210.00 | SF | | 1.00 | 1.00 | 1.00 | 200.00 | 200.00 | 42,000 | | | | | | | |

REVIEW DATE 06/05/2020 BY TWA Total Acres: 0.00 Total Land Value: 42,000 Market: 0 Agricultural: 0 Common: 42,000 PRINTED 08/02/2023 BY SYS