BLOCK 15 PT OF LOT 3
IN OR 865/782
EX S-1 & S-2 OF LOT 4

WESLEY CHAPEL FREE METHODIST CHURCH OF HILLARD FLO
PO BOX 67
HILLIARD, FL 32046

2023

08-3N-24-2380-0015-0031

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1000	VACANT COMMERCIAL	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

W THIRD ST, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		135,198
TOTAL MARKET VALUE		135,198
SOH/AGL Deduction		92,756
ASSESSED VALUE		42,442
TOTAL EXEMPTION VALUE	02	42,442
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		135,198
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		60,088

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0865/0782	2/02/1999	QC	U	I	06	100
GRANTOR: LAMOUNTAIN PATRICIA W						
GRANTEE: WESLEY CHAPEL FREE						
0676/0864	3/04/1993	QC	U	V	01	100
GRANTOR: LAMOUNTAIN SHELDON						
GRANTEE: LAMOUNTAIN PATRICIA						

BUILDING NOTES

BUILDING DIMENSIONS

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	001000	C	COMMERCIAL	0		C-1	170.00	355.00	60,088.00	SF		1.00	1.00	0.75	3.00	2.25	135,198							

REVIEW DATE 06/07/2022 BY HSA Total Acres: 0.00 Total Land Value: 135,198 Market: 0 Agricultural: 0 Common: 135,198 PRINTED 08/02/2023 BY SYS