BLOCK 121 LOTS 19 THRU 24
IN OR 2253/1050
TOWN OF HILLIARD

REED HUBERT E & DEBBY S
37610 PINERIDGE ROAD
HILLIARD, FL 32046

2023

08-3N-24-2380-0121-0190

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	01	NONE 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	03	Quality Level 03

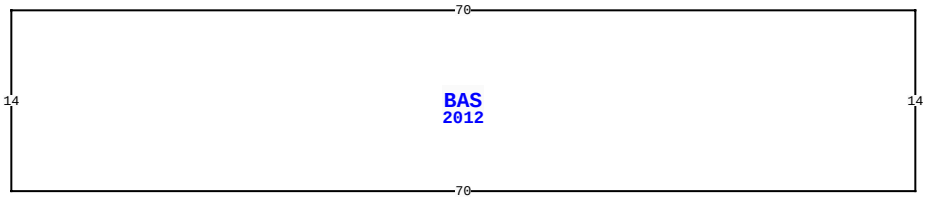
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 6002.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	980	100	980	20,219
TOTALS	980		980	20,218

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	980	105.8000	68.77	67,395	1980	1980	0	0	0	70.00	30.00

1 M/H 93- – 0% - 0 Heated Area: 980 HX Base Yr



VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	20,218
TOTAL MARKET OB/XF VALUE	5,937
TOTAL LAND VALUE - MARKET	45,000
TOTAL MARKET VALUE	71,155
SOH/AGL Deduction	16,979
ASSESSED VALUE	54,176
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	54,176
TOTAL JUST VALUE	71,155
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	65,234

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2253/1050	11/20/2018	QC	U	I	11	100
GRANTOR: WILLIAMS SHARON D & J						
GRANTEE: REED HUBERT E & DEB						
2220/0590	9/04/2018	QC	U	I	11	80,000
GRANTOR: WILLIAMS SHARON D & J						
GRANTEE: REED HUBERT E & DEB						

27311 SIXTH AV, HILLIARD

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

BUILDING NOTES

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
1	2810	MH SPACE	0	0	0	0	2.00	SF	2,400.00	2,400.00	100	0	0	3	100	4,800	
2	0510	GARAGE WD-	0	0	10	10	100.00	SF	35.00	35.00	100	1998	1998	3	27	945	
3	1242	WD DECK A	0	0	12	8	96.00	SF	10.00	10.00	100	1998	1998	3	20	192	

BUILDING DIMENSIONS

BAS=[YR=2012] W70 S14 E70 N14$.

LAND DESCRIPTION

TOTAL OB/XF 5,937

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	000200	C	MBL HM SUB	0	0006	RM4	150.00	125.00	150.00	FF		1.00	1.00	1.00	300.00	300.00	45,000							

REVIEW DATE 06/08/2021 BY TWA Total Acres: 0.00 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 08/02/2023 BY SYS