BLK 155 LOTS 5,6,7,8,9,
10,11 & 12 IN OR 230/636,
OR 235/639 & OR 230/636

CHURCH BETHLEHEM PRIM BAPT
C/O ALDEAN HODGES, 26229 PEAVINES PL
HILLIARD, FL 32046

2023

08-3N-24-2380-0155-0050

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		7 100
Frame	02	WOOD FRAME 100
Story Height		9 100
RMS		1 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	03	DIST HI 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

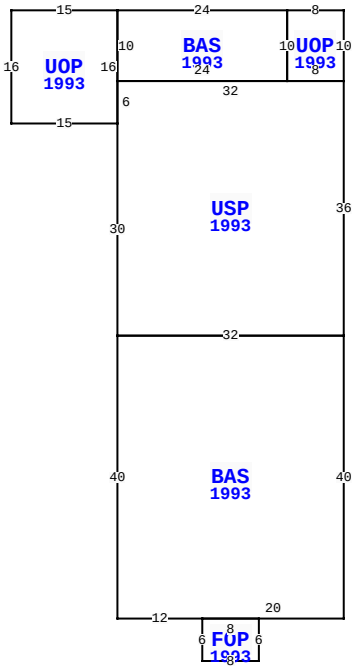
DOR CODE	7100	CHURCHES	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100	240	27,898
BAS	1,280	100	1,280	148,793
FOP	48	30	14	1,627
UOP	80	20	16	1,860
UOP	240	20	48	5,579
USP	1,152	40	461	53,588
TOTALS	3,040		2,059	239,346

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
7101	04	2,059	88.8615	149.51	307,841	1962	1962	0	0	0	22.25	77.75

1 CHURCH – 0% - 0 Heated Area: 1520 HX Base Yr



27171 W SECOND AVE, HILLIARD

BLD DATE	08/18/2014	KK	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		239,346
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		299,346
SOH/AGL Deduction		109,350
ASSESSED VALUE		189,996
TOTAL EXEMPTION VALUE	02	189,996
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		299,346
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		224,919

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=1993] W8 BAS=[YR=1993] W24 UOP=[YR=1993] W15 S16 E15 USP=[YR=1993] S30 BAS=[YR=1993] S40 E12 FOP=[YR=1993] S6 E8 N6 W8$ E20 N40 W32$ E32 N36 W32 S6$ N16$ S10 E24 N10$ S10 E8 N10$.

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	007100	C	CHURCH	0	0006	R2	200.00	125.00	200.00	FF		1.00	1.00	1.00	300.00	300.00	60,000							

REVIEW DATE 07/10/2020 BY TWA Total Acres: 0.00 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 08/02/2023 BY SYS