

E1/2 OF LOT 8 IN OR 120/52
& IN OR 291 PG 380
CORNWALL SURVEY

MERRITT HAL S & BARBARA J
27156 HARLEY DRIVE
HILLIARD, FL 32046

2023

11-3N-23-2020-0008-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD ON PLY 50
Exterior Wall	15	CONC BLOCK 50
Roof Structure	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	5 100
Frame	03	MASONRY 100
Stories	2	2. 100
Units	0	100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001	00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,393	100	1,393	109,507
BAS	1,393	100	1,393	109,507
UCP	597	20	119	9,355
USP	597	30	179	14,071
TOTALS	3,980		3,084	242,439

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	0201	BARN WD 10	0 100	40	30	1,200.00	SF	17.00	
3	0681	POLE SHED	0 100	34	12	408.00	SF	15.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100	0007	OR	0.00	0.00	5.00

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0900	01	3,084	90.3716	107.32	330,975	1976	1976	0	0
1 SNGL FAM - 100% - 0									
Heated Area: 2786									
HX Base Yr									
BLD DATE	03/03/2023						NW	LGL DATE	
XF DATE								LAND DATE	06/16/2023
INC DATE								AG DATE	MLU

27156 HARLEY DR, 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	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1980	1980	3	49	1,715	
2	0201	BARN WD 10	0 100	40	30	1,200.00	SF	17.00	17.00	100	1990	1990	3	20	4,080	
3	0681	POLE SHED	0 100	34	12	408.00	SF	15.00	15.00	100	1990	1990	3	20	1,224	

TOTAL OB/XF													7,019		
R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE			
07	OR	0.00	0.00	5.00	AC		1.00	1.00	1.00	19,000.00	19,000.00				
Total Acres: 5.00		Total Land Value: 95,000				Market: 0				Agricultural: 0					

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					242,439				
TOTAL MARKET OB/XF VALUE					7,019				
TOTAL LAND VALUE - MARKET					95,000				
TOTAL MARKET VALUE					344,458				
SOH/AGL Deduction					203,106				
ASSESSED VALUE					141,352				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					91,352				
TOTAL JUST VALUE					344,458				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					283,021				

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number		DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE		
0291/0380		5/01/1979	QD	U	V		200		
GRANTOR:									
GRANTEE:									

BUILDING NOTES									

BUILDING DIMENSIONS
BAS=[YR=1993] U12 L12 W17 UCP=[YR=1993] D6 L27 S29 D6 R27 U12 L12 N17 U12 R12 \$ D12 L12 S17 D12 R12 E17 U12 R12 N17\$ PTR= E15 USP=[YR=1994] R27 U6 BAS=[YR=1993] E17 D12 R12 S17 D12 L12 W17 U12 L12 N17 U12 R12 \$ D12 L12 S17 D12 R12 U6 L27 N29 \$ W15 \$.