LOT 64 IN OR 1211/884
ESMTS OR 417/683 & OR 445/447
(EX ESMT OR 983/707 &

FORD ORMOND LAMAR
PO BOX 112
HILLIARD, FL 32046-0112

2023

11-3N-23-2020-0064-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	6000	PASTURELAND 1	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

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

FORKED TRL, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/15/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	4,536
TOTAL LAND VALUE - MARKET	137,370
TOTAL MARKET VALUE	7,777
SOH/AGL Deduction	3,115
ASSESSED VALUE	4,662
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	4,662
TOTAL JUST VALUE	141,906
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	1,292

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17008238	DEMOLITION	100	12/28/2017
17003809	CO ISSUED	0	09/06/2017
17003809	MH MOVE-ON	0	06/20/2017
MH4707	MH MOVE-ON	0	11/01/2005
P10381	OTHER	0	11/01/2005
E15971	ELEC OTHER	0	10/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1211/0884	3/01/2004	WD	Q	V		50,000
GRANTOR: DELOACH MELVIN J & BA						
GRANTEE: FORD ORMOND LAMAR						
1207/1986	2/12/2004	QC	U	V	05	100
GRANTOR: GILL NEWTON K						
GRANTEE: DELOACH MELVIN J &						

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
7	0681	POLE SHED	0	0	24	14	336.00	SF	11.25	11.25	100	2009	2009	3	60	2,268	
8	0681	POLE SHED	0	0	24	14	336.00	SF	11.25	11.25	100	2009	2009	3	60	2,268	

LAND DESCRIPTION

TOTAL OB/XF 4,536

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	005010	A	SVCE ACRGE	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	500.00	500.00	500							
2	006000	A	PAST1/HAY	0			0.00	0.00	6.23	AC		1.00	1.00	1.00	440.00	440.00	2,741							
3	009910	M	MKT.VAL.AG	0			0.00	0.00	7.23	AC		1.00	1.00	1.00	19,000.00	19,000.00	137,370							

REVIEW DATE 01/14/2021 BY WWA Total Acres: 7.23 Total Land Value: 3,241 Market: 137,370 Agricultural: 3,241 Common: 0 PRINTED 08/02/2023 BY SYS