PT GOVT LOTS 1 & 2 PAR 1 PT
OR 1003/871 (EX OR 1845/1477
PAR 1-2 & PT IN R/W

FIRST BAPTIST CHURCH INC OF BOULOUGNE FLORIDA
28226 CHURCH DRIVE
HILLIARD, FL 32046

2023

14-4N-23-0000-0001-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	08	SHT VINYL 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

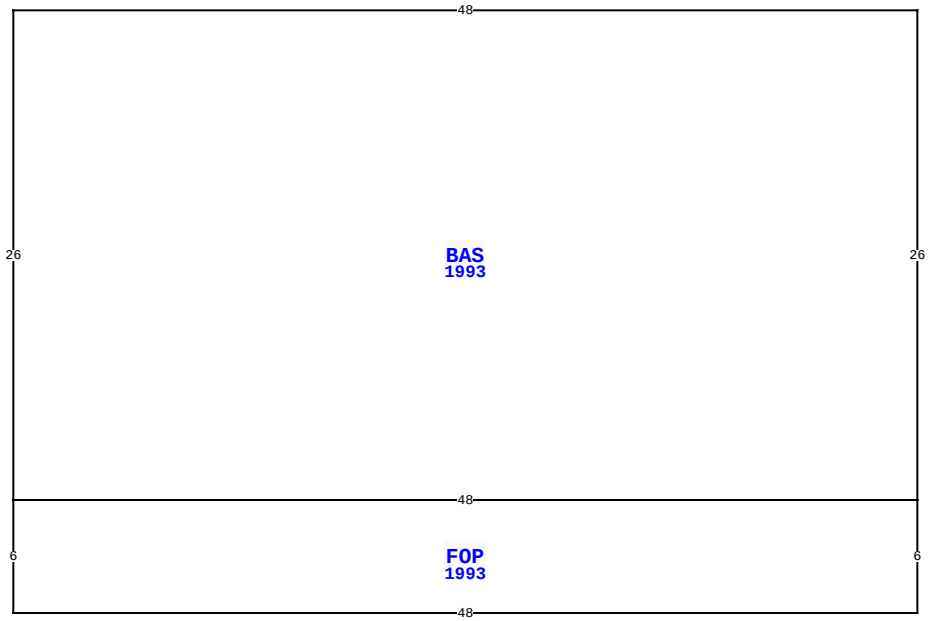
DOR CODE 7100 CHURCHES
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100	1,248	112,680
FOP	288	30	86	7,765
TOTALS	1,536		1,334	120,445

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,334	113.3600	102.31	136,482	1993	1998	0	0	0	11.75	88.25

2 SINGLE FAM – 0% - 0 Heated Area: 1248 HX Base Yr



28094 CHURCH DR, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		120,445
TOTAL MARKET OB/XF VALUE		9,224
TOTAL LAND VALUE - MARKET		55,200
TOTAL MARKET VALUE		184,869
SOH/AGL Deduction		33,308
ASSESSED VALUE		151,561
TOTAL EXEMPTION VALUE	02	151,561
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		184,869
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		163,457

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19010087	REPAIR/RRF	0	12/13/2019
B22882	DEMOLITION	5,000	09/01/2009
93473	NEW CONSTR	65,778	11/11/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1003/0871	8/15/2001	WD	U	I	06	100,000
GRANTOR: COLLIER JAMES E & LOU						
GRANTEE: FIRST BAPTIST CHURC						
1003/0869	8/15/2001	WD	U	I	06	100
GRANTOR: LONG LINDA L & PERRY						
GRANTEE: FIRST BAPTIST CHURC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W48 S26 FOP=[YR=1993] S6 E48 N6 W48$E48 N26$.

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
2	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	1993	1993	3	76	2,660	
3	0940	SHEDS/PORT	0	0	16	20	320.00	SF	30.00	30.00	100	1993	1993	3	20	1,920	
4	0422	CL FNC 4'	0	0	0	0	118.00	LF	15.00	15.00	100	1996	1996	3	42	743	
5	0464	FNC GT 10'	0	0	0	0	1.00	UT	350.00	350.00	100	1996	1996	3	42	147	
9	0810	CONCRETE A	0	0	20	20	400.00	SF	6.50	6.50	100	2007	2007	3	89	2,314	
10	0940	SHEDS/PORT	0	0	24	10	240.00	SF	30.00	30.00	100	1993	1993	3	20	1,440	

LAND DESCRIPTION

TOTAL OB/XF 9,224

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	OR	0.00	0.00	1.84	AC		1.00	1.00	1.00	30,000.00	30,000.00	55,200							

REVIEW DATE 07/02/2020 BY TW Total Acres: 1.84 Total Land Value: 55,200 Market: 0 Agricultural: 0 Common: 55,200 PRINTED 08/02/2023 BY SYS