

**NAYLOR GREGORY R & ELIZABETH D/
21964 CREWS RD
HILLIARD, FL 32046**

15-2N-23-0000-0007-0000

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

03 VINYL 100
03 GABLE/HIP 100
03 COMP SHNGL 100
05 DRYWALL 100
14 CARPET 70
08 SHT VINYL 30
03 CENTRAL 100
04 AIR DUCTED 100

3 100
2 100
02 WOOD FRAME 100

1. 1. 100
0 100
06 DIST 1D 100

Exterior Wall
Roof Structur
Roof Cover
Interior Wall
Interior Floo
Interior Floo
Air Condition
Heating Type
Bedrooms
Bathrooms
Frame
Stories
Units
BUD8 Adjustme

0800021,296116.800081.76105,9612003200800036.0064.00

TOTALS1,2961001,29667,815

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSTUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

REVIEW DATE08/12/2021BY TWTotal Acres: 2.00Total Land Value: 60,000Market: 0Agricultural: 0Common: 60,000PRINTED 08/02/2023 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0800021,296116.800081.76105,9612003200800036.0064.00

TOTALS1,2961001,29667,815

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSTUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

REVIEW DATE08/12/2021BY TWTotal Acres: 2.00Total Land Value: 60,000Market: 0Agricultural: 0Common: 60,000PRINTED 08/02/2023 BY SYS

NASSAU COUNTY PROPERTY

PAGE 1 of 16

VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 6Tax Dist:

BUILDING MARKET VALUE67,815TOTAL MARKET OB/XF VALUE0TOTAL LAND VALUE - MARKET60,000TOTAL MARKET VALUE127,815SOH/AGL Deduction25,319ASSESSED VALUE102,496TOTAL EXEMPTION VALUEHX HB50,000BASE TAXABLE VALUE52,496TOTAL JUST VALUE127,815NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE100,948

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE

2128/16356/21/2017SWUUI1255,500

GRANTOR: FEDERAL HOME LOAN MOR

GRANTEE: NAYLOR GREGORY R &

2109/07152/23/2017SWUUI12100

GRANTOR: WELLS FARGO BANK N A

GRANTEE: FEDERAL HOME LOAN M

BUILDING NOTES

BAS=[YR=2005] W48 S27 E48 N27\$.

BUILDING DIMENSIONS

BAS=[YR=2005] W48 S27 E48 N27\$.