

PT OF SE1/4 OF SW1/4
IN OR 2144/614
EX 10-6

CHITWOOD KAREN STRATTON
22634 CR 121
HILLIARD, FL 32046-5444

2023

15-2N-23-0000-0010-0010



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	16 WD FR STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	04 PLYWOOD 100
Interior Floo	14 CARPET 90
Interior Floo	08 SHT VINYL 10
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
BUD8 Adjustme	06 DIST 1D 100
Occupancy	00 NONE 100

Quality	02 Quality Level 02
DOR CODE	0100 SINGLE FAMILY

MAP NUM	MKT AREA	09
NEIGHBORHOOD/LOC	9001.00	

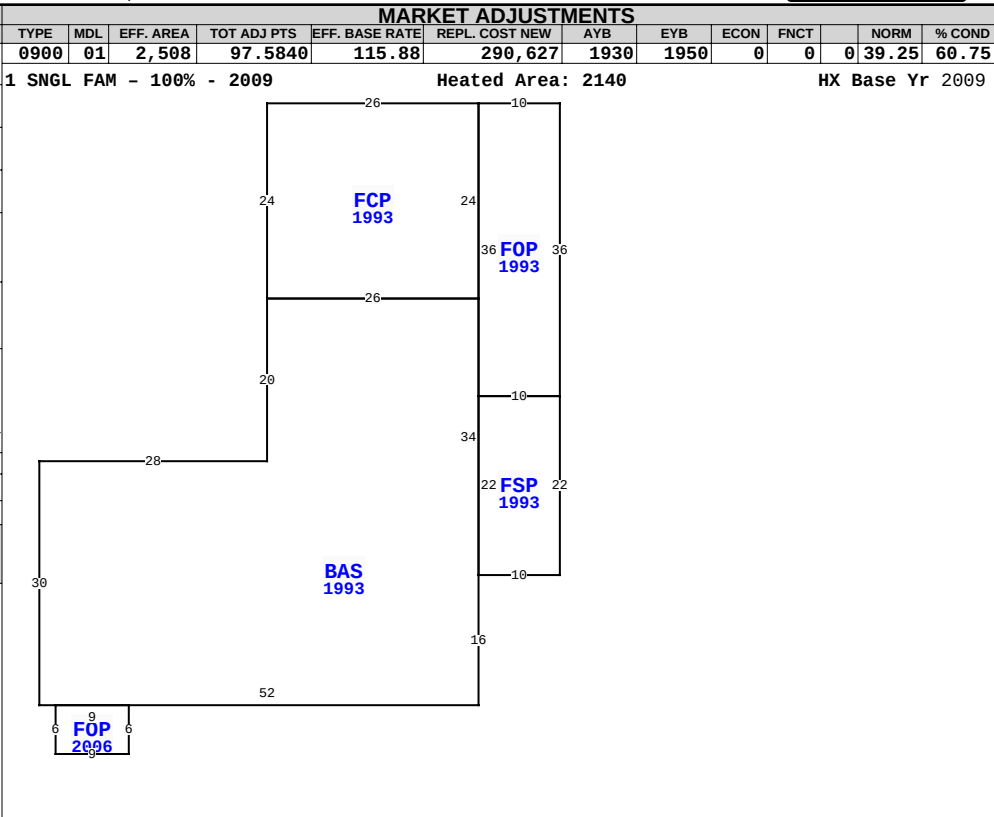
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,140	100	2,140	150,650
FCP	624	25	156	10,982
FOP	360	30	108	7,603
FOP	54	30	16	1,126
FSP	220	40	88	6,195

TOTALS	3,398	2,508	176,556
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	1242	WD DECK A	0 100	0	0	286.00	SF	10.00	10.00	100	1988
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1980
3	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1980
4	0201	BARN WD 10	0 100	48	40	1,728.00	SF	17.00	17.00	100	1970

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000115	C	SFR ACRES	100	0004	OR	0.00	0.00	3.00	AC	1.00

REVIEW DATE	08/06/2018	BY	TWX
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22634 CR 121, HILLIARD	BLD DATE 03/03/2023 NW JH	LGL DATE 06/16/2023 MLU
	XF DATE 04/11/2007	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF											
9,877											

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		176,556	
TOTAL MARKET OB/XF VALUE		9,877	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		261,433	
SOH/AGL Deduction		137,340	
ASSESSED VALUE		124,093	
TOTAL EXEMPTION VALUE		HX HB WX DX 60,000	
BASE TAXABLE VALUE		64,093	
TOTAL JUST VALUE		261,433	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		199,125	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH003186	MH MOVE-ON	0	07/01/2000
8236	CHNGE SRVC	0	06/15/1992

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2144/0614	9/01/2017	QC	U	I	11
GRANTOR: CHITWOOD GILBERT G &					
GRANTEE: CHITWOOD GILBERT G					
1541/1088	12/18/2007	WD	Q	I	
GRANTOR: GRIFFIS JOYCE L					
GRANTEE: CHITWOOD GILBERT G					

BUILDING NOTES											
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BUILDING DIMENSIONS											
FOP=[YR=1993] W10 FCP=[YR=1993] W26 S24 BAS=[YR=1993] S20 W28 S30 E2 FOP=[YR=2006] S6 E9 N6 W9\$ E52 N16 FSP=[YR=1993] E10 N22 W10 S22\$ N34 W26\$ E26 N24\$ S36 E10 N36\$.											

Total Acres: 3.00	Total Land Value: 75,000	Market: 0	Agricultural: 0	Common: 75,000	PRINTED 08/02/2023 BY SYS
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