



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																	
																				VALUATION BY STANDARD Tax Group: 4 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 18,877 TOTAL LAND VALUE - MARKET 62,700 TOTAL MARKET VALUE 19,813 SOH/AGL Deduction 2,802 ASSESSED VALUE 17,011 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 17,011 TOTAL JUST VALUE 81,577 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 14,614																			
DOR CODE		5300 CROPLAND CLASS 3																		PERMIT NUM DESCRIPTION AMT ISSUED MH003292 MH MOVE-ON 0 09/01/2000																			
MAP NUM		MKT AREA 09																		SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 2169/1805 1/04/2018 QC U I 11 100 GRANTOR: MURRHEE FRANCES J GRANTEE: MURRHEE FRANCE J ET 1385/1597 1/31/2006 PR U V 01 100 GRANTOR: MURRHEE FRANCES J P/R GRANTEE: MURRHEE FRANCES J																			
NEIGHBORHOOD/LOC		9001.00																		BUILDING NOTES BUILDING DIMENSIONS																			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																			
TOTALS																				273663 MURRHEE RD, HILLIARD										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 06/15/2023 MLU									
EXTRA FEATURES																																							
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																							
3	0940	SHEDS/PORT	0	0	12	12		21.30	21.30	100	2002	2002	3	21	537																								
4	0202	BARN WD 30	0	0	88	40		15.00	15.00	100	2000	2000	3	29	15,312																								
5	0811	CONCRETE B	0	0	0	0		5.20	5.20	100	2000	2000	3	80	3,028																								
TOTAL OB/XF																	18,877																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	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	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV															
1	005010	A	SVCE ACRGE	0		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	500.00	500.00	500																						
2	005300	A	CROPLAND 3	0			0.00	0.00	1.09	AC		1.00	1.00	1.00	400.00	400.00	436																						
3	009910	M	MKT.VAL.AG	0			0.00	0.00	2.09	AC		1.00	1.00	1.00	30,000.00	30,000.00	62,700																						
REVIEW DATE 12/12/2022 BY WWA Total Acres: 2.09 Total Land Value: 936 Market: 62,700 Agricultural: 936 Common: 0 PRINTED 08/02/2023 BY SYS																																							