TRACT 12 SEC 16-4N-24
BRANTLEY FARMS PB 5/97

MOORE CHRISTINE J
3227 CREST RIDGE DR
DALLAS, TX 75228

2023

16-4N-24-0180-0012-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0001	VAC W/XFOB	
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

273277 MURRHEE RD, 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	0
TOTAL MARKET OB/XF VALUE	12,000
TOTAL LAND VALUE - MARKET	46,500
TOTAL MARKET VALUE	58,500
SOH/AGL Deduction	11,007
ASSESSED VALUE	47,493
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	47,493
TOTAL JUST VALUE	58,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	50,100

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24108	DEMOLITION	101	11/01/2010
B21671	DEMOLITION	1,000	07/01/2008
MH94501	MH MOVE-ON	18,000	10/01/1994
7469	MH MOVE-ON	500	09/09/1988

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2416/0438	9/14/2020	WD	U	I	11	100
GRANTOR: LANEY PENNY S & JULIA						
GRANTEE: MOORE CHRISTINE J						
2379/1742	7/29/2020	FJ	U	I	11	100
GRANTOR: LANEY EDWIN ARTHUR ES						
GRANTEE: MOORE CHRISTINE 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
1	0937	WELL	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2000	2000	3	100	6,000	
2	0936	SEPTC TANK	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2000	2000	3	100	6,000	

LAND DESCRIPTION

TOTAL OB/XF 12,000

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	000001	C	V RS W/XFOB	0	0006	OR	0.00	0.00	1.55	AC		1.00	1.00	1.00	30,000.00	30,000.00	46,500							

REVIEW DATE 06/04/2021 BY TWA Total Acres: 1.55 Total Land Value: 46,500 Market: 0 Agricultural: 0 Common: 46,500 PRINTED 08/02/2023 BY SYS