

LOT 2  
IN OR 2189/1050  
CEDAR HAVEN #2 PB 6/380

BROWN LOGAN L & EMILY M  
27044 COUNTRY DRIVE  
HILLIARD, FL 32046

2023

17-3N-24-022D-0002-0000



| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 20 | FACE BRICK 100 |
| Roof Structur            | 08 | IRREGULAR 100  |
| Roof Cover               | 03 | COMP SHNGL 100 |
| Interior Wall            | 05 | DRYWALL 100    |
| Interior Floo            | 14 | CARPET 90      |
| Interior Floo            | 11 | CLAY TILE 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          |
| Occupancy                | 00 | NONE 100       |

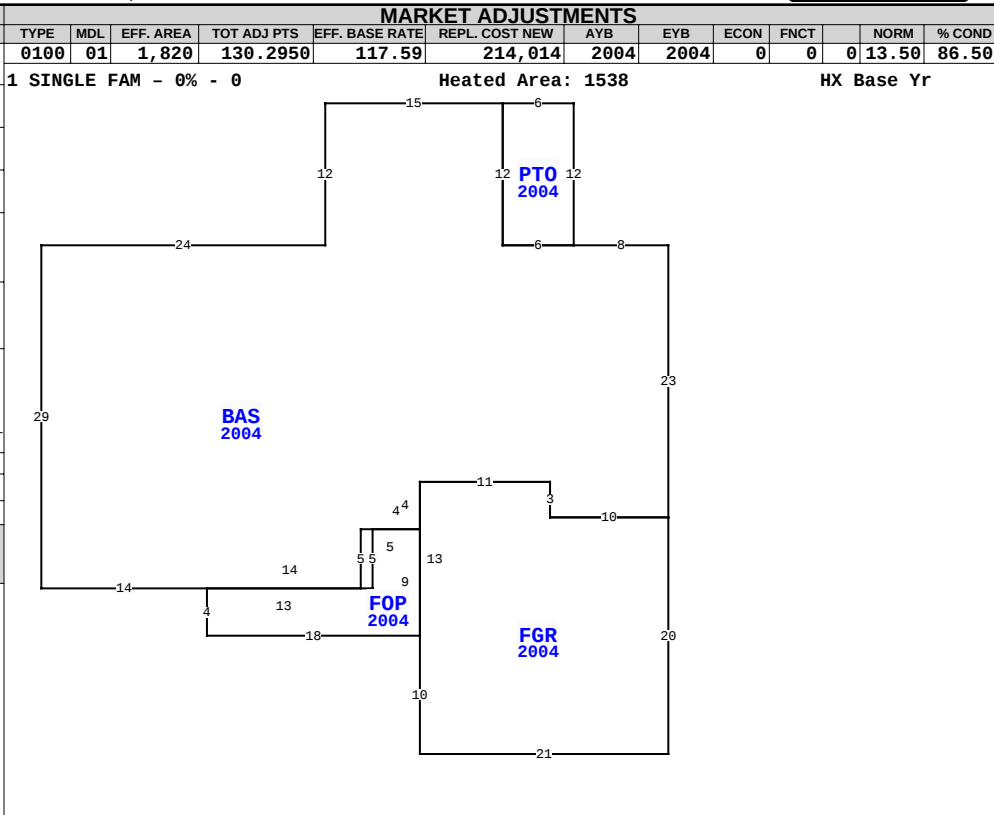
|                  |         |                  |
|------------------|---------|------------------|
| Quality          | 06      | Quality Level 06 |
| DOR CODE         | 0100    | SINGLE FAMILY    |
| MAP NUM          |         | MKT AREA         |
|                  |         | 06               |
| NEIGHBORHOOD/LOC | 6003.00 |                  |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 1,538            | 100         | 1,538        | 156,438              |
| FGR       | 453              | 55          | 249          | 25,327               |
| FOP       | 97               | 30          | 29           | 2,950                |
| PTO       | 72               | 5           | 4            | 407                  |

|        |       |  |       |         |
|--------|-------|--|-------|---------|
| TOTALS | 2,160 |  | 1,820 | 185,122 |
|--------|-------|--|-------|---------|

| EXTRA FEATURES |            |             |         |   |   |          |    |       |       |
|----------------|------------|-------------|---------|---|---|----------|----|-------|-------|
| L N            | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS    | UT | Adj R | NOTES |
| 1              | 0812       | CONCRETE C  | 0       | 0 | 0 | 1,050.00 | SF | 4.00  |       |
| 2              | 1127       | BRICK 8"    | 0       | 0 | 8 | 24.00    | SF | 11.00 |       |

| LAND DESCRIPTION |          |     |                      |     |      |          |       |       |             |
|------------------|----------|-----|----------------------|-----|------|----------|-------|-------|-------------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D  | LOC ZONE | FRONT | DEPTH | TOT LND UTS |
| 1                | 000100   | C   | SFR                  | 0   | 0006 | RS-2     | 0.00  | 0.00  | 1.00        |



|          |  |           |  |
|----------|--|-----------|--|
| BLD DATE |  | LGL DATE  |  |
| XF DATE  |  | LAND DATE |  |
| INC DATE |  | AG DATE   |  |

| TOTAL OB/XF |  |  |  |  |  |  |  |  |       |
|-------------|--|--|--|--|--|--|--|--|-------|
|             |  |  |  |  |  |  |  |  | 3,865 |

| TOTAL OB/XF |  |  |  |  |  |  |  |  |       |
|-------------|--|--|--|--|--|--|--|--|-------|
|             |  |  |  |  |  |  |  |  | 3,865 |

| NASSAU COUNTY PROPERTY    |           |  |             |
|---------------------------|-----------|--|-------------|
| VALUATION SUMMARY         |           |  | PAGE 1 of 2 |
| VALUATION BY              | STANDARD  |  |             |
| Tax Group: 3              | Tax Dist: |  |             |
| BUILDING MARKET VALUE     | 199,045   |  |             |
| TOTAL MARKET OB/XF VALUE  | 3,865     |  |             |
| TOTAL LAND VALUE - MARKET | 24,000    |  |             |
| TOTAL MARKET VALUE        | 226,910   |  |             |
| SOH/AGL Deduction         | 32,339    |  |             |
| ASSESSED VALUE            | 194,571   |  |             |
| TOTAL EXEMPTION VALUE     | 0         |  |             |
| BASE TAXABLE VALUE        | 194,571   |  |             |
| TOTAL JUST VALUE          | 226,910   |  |             |
| NCON VALUE                | 0         |  |             |
| INCOME VALUE              |           |  |             |
| PREVIOUS YEAR MKT VALUE   | 195,515   |  |             |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED     |
|------------|-------------|-----|------------|
| 0008       | TEMP POLE   | 0   | 08/12/2004 |

| SALES DATA                     |           |           |       |       |        |
|--------------------------------|-----------|-----------|-------|-------|--------|
| OFF RECORD Number              | DATE      | TYPE INST | Q / U | V / I | RSN CD |
| 2189/1050                      | 4/10/2018 | WD Q      | I     | I     | 01     |
| GRANTOR: BAILEY MARSHALL G & T |           |           |       |       |        |
| GRANTEE: BROWN LOGAN L & EMI   |           |           |       |       |        |
| 1378/0388                      | 1/03/2006 | WD U      | I     | I     | 21     |
| GRANTOR: HENDERSON ADAM M & ST |           |           |       |       |        |
| GRANTEE: BAILEY MRSHALL G &    |           |           |       |       |        |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS                                                                                                                                                                      |  |  |  |  |  |  |  |  |  |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2004] W8 PTO=[YR=2004] N12 W6 S12 E6\$ W6 N12 W15 S12 W24 S29 E14 FOP=[YR=2004] S4 E18 FGR=[YR=2004] S10 E21 N20 W10 N3 W11 S13\$ N9 W5 S5 W13\$ E14 N5 E4 N4 E11 S3 E10 N23\$ . |  |  |  |  |  |  |  |  |  |

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