LOT 22
IN OR 2360/333
(EX OR 683/671 & OR 2436/928

SMITH ROBERT K
PO BOX 44
HILLIARD, FL 32046

2023

17-3N-24-2020-0022-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

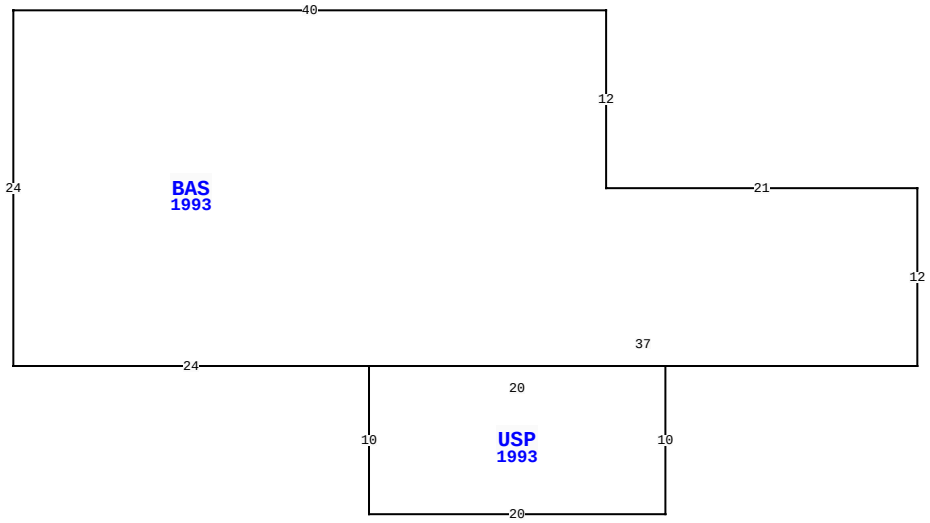
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 90
Interior Wall	05	DRYWALL 10
Interior Floo	08	SHT VINYL 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	03	DIST HI 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,212	100	1,212	22,169
USP	200	50	100	1,829
TOTALS	1,412		1,312	23,998

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,312	93.8000	60.97	79,993	1971	1971	0	0	0	70.00	30.00

1 M/H 93- – 0% - 0 Heated Area: 1212 HX Base Yr



27147 GARTH LN, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	23,998
TOTAL MARKET OB/XF VALUE	234
TOTAL LAND VALUE - MARKET	31,320
TOTAL MARKET VALUE	55,552
SOH/AGL Deduction	3,810
ASSESSED VALUE	51,742
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	51,742
TOTAL JUST VALUE	55,552
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	49,103

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9610098	REPAIR/RRF	7,000	10/24/1996
9306102	NEW CONSTR	37,270	07/17/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2360/0333	4/27/2020	FJ	U	I	11	0
GRANTOR: SMITH WONELL H ESTATE						
GRANTEE: SMITH ROBERT K ET A						
2359/0522	4/27/2020	FJ	U	I	11	100
GRANTOR: SMITH WONELL H ESTATE						
GRANTEE: SMITH ROBERT K ET A						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W21 N12 W40 S24 E24 USP=[YR=1993] S10 E20 N10 W20$ E37 N12$.

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	0940	SHEDS/PORT	0	0	10	10	100.00	SF	11.70	11.70	100	1987	1987	3	20	234	

LAND DESCRIPTION

TOTAL OB/XF 234

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	000115	C	SFR ACRES	0			0.00	0.00	1.16	AC		1.00	1.00	1.00	27,000.00	27,000.00	31,320							

REVIEW DATE 04/14/2021 BY TWA Total Acres: 1.16 Total Land Value: 31,320 Market: 0 Agricultural: 0 Common: 31,320 PRINTED 08/02/2023 BY SYS