PT OF LOT 19
R278382 & R278381
IN OR 352 PG 236

CREWS WENDALL W & DONNIE J
15590 COUNTY ROAD 108 W
HILLIARD, FL 32046

2023

20-3N-24-2020-0019-0020

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

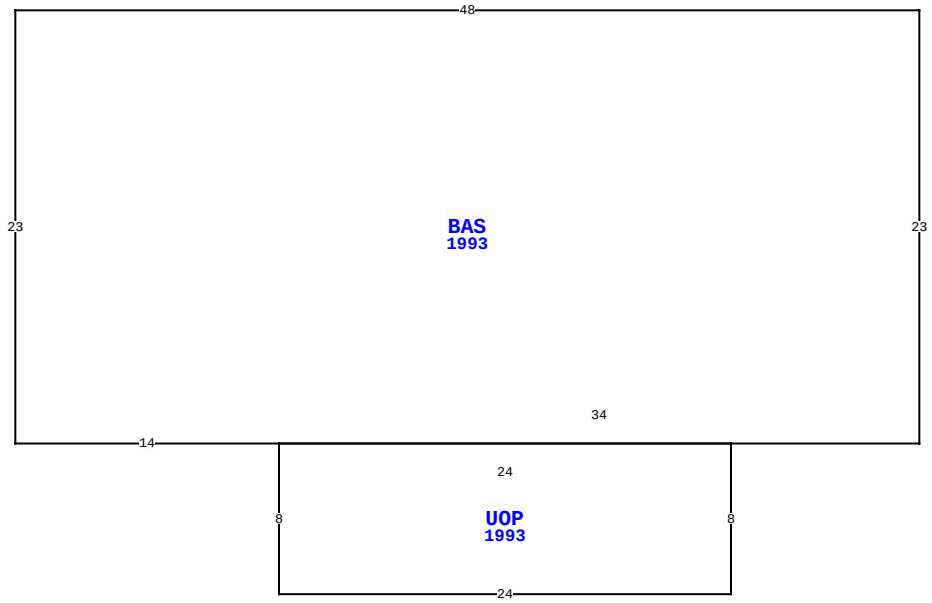
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 80
Interior Wall	05	DRYWALL 20
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,104	100	1,104	26,609
UOP	192	25	48	1,157
TOTALS	1,296		1,152	27,766

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,152	123.6000	80.34	92,552	1987	1992	0	0	0	70.00	30.00

1 M/H 93- – 100% - 0 Heated Area: 1104 HX Base Yr



15590 CR 108, 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		27,766
TOTAL MARKET OB/XF VALUE		20,749
TOTAL LAND VALUE - MARKET		27,300
TOTAL MARKET VALUE		75,815
SOH/AGL Deduction		44,837
ASSESSED VALUE		30,978
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		5,978
TOTAL JUST VALUE		75,815
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		57,470

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0132/0623	1/01/1973	TA	Q	I		3,900

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W48 S23 E14 UOP=[YR=1993] S8 E24 N8 W24$ E34 N23$.

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
4	1242	WD DECK A	0	100	8	12	96.00	SF	10.00	10.00	100	1996	1996	3	20	192	
5	0511	GARAGE CB-	0	100	22	32	704.00	SF	40.00	40.00	100	1996	1996	3	73	20,557	

LAND DESCRIPTION

TOTAL OB/XF 20,749

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	000102	C	SFR/MH	100		OR	0.00	0.00	0.52	AC		1.00	1.00	1.75	30,000.00	52,500.00	27,300							

REVIEW DATE 09/18/2018 BY TWA Total Acres: 0.52 Total Land Value: 27,300 Market: 0 Agricultural: 0 Common: 27,300 PRINTED 08/02/2023 BY SYS