PT LOT 26
IN OR 2472/865

OYLER SARAH JUNE & SCOTT T
15642 CR 108
HILLIARD, FL 32046

2023

20-3N-24-2020-0026-0020

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
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

CR 108, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/14/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	123,750
TOTAL MARKET VALUE	123,750
SOH/AGL Deduction	42,075
ASSESSED VALUE	81,675
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	81,675
TOTAL JUST VALUE	123,750
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	74,250

PERMIT NUM	DESCRIPTION	AMT	ISSUED
230004898			04/17/2023
22005350	NEW CONSTR	446,028	04/06/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2472/0865	6/22/2021	QC	U	V	11	100

GRANTOR: TITTLE STARLENE A

GRANTEE: OYLER SARAH JUNE &

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	000000	C	VAC RES	0			0.00	0.00	4.95	AC		1.00	1.00	1.00	25,000.00	25,000.00	123,750							

REVIEW DATE 06/14/2023 BY MLU Total Acres: 4.95 Total Land Value: 123,750 Market: 0 Agricultural: 0 Common: 123,750 PRINTED 08/02/2023 BY SYS