PT OF SE1/4 OF SW1/4 OF
SEC 20-4N-25E & PT OF NE1/4 OF
NW1/4 OF SEC 29-4N-25E

VILLA-SANTACRUZ JOSUE/RIVERA-MALDONADO LIZ D
48485 CRAWFORD LN
HILLIARD, FL 32046

2023

20-4N-25-0000-0009-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 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
Quality	04	Quality Level 04

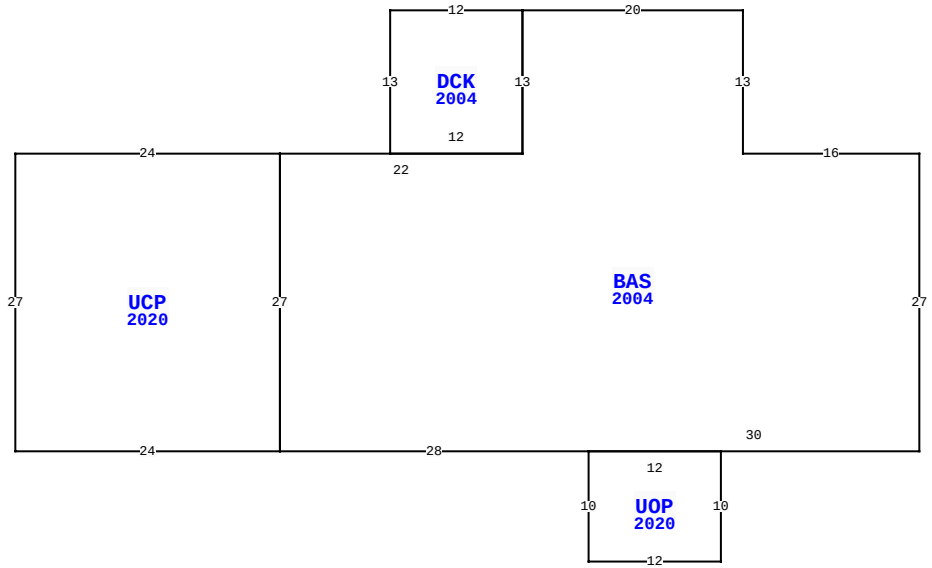
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 05
NEIGHBORHOOD/LOC 5001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,826	100	1,826	85,685
DCK	156	15	23	1,080
UCP	648	20	130	6,100
UOP	120	25	30	1,408
TOTALS	2,750		2,009	94,272

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,009	128.9200	90.24	181,292	1997	2002	0	0	0	48.00	52.00

1 M/H 94+ – 100% - 2022 Heated Area: 1826 HX Base Yr 2022



48485 CRAWFORD LN, HILLIARD

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		94,272
TOTAL MARKET OB/XF VALUE		3,686
TOTAL LAND VALUE - MARKET		72,800
TOTAL MARKET VALUE		170,758
SOH/AGL Deduction		22,656
ASSESSED VALUE		148,102
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		98,102
TOTAL JUST VALUE		170,758
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		143,788

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21001035	CARPORT	14,493	01/29/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2438/1004	2/16/2021	WD	Q	I	01	167,900
GRANTOR: SMITH LARRY DAVID						
GRANTEE: VILLA-SANTACRUZ JOS						
2005/1702	9/25/2015	WD	U	I	37	50,000
GRANTOR: SINGLETARY ANGELA M						
GRANTEE: SMITH LARRY DAVID						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] W16 N13 W20 DCK=[YR=2004] W12 S13 E12 N13$ S13 W22 UCP=[YR=2020] W24 S27 E24 N27$ S27 E28 UOP=[YR=2020] S10 E12 N10 W12$ E30 N27$.

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	100	10	20	200.00	SF	18.30	18.30	100	1990	1990	3	20	732	
2	0940	SHEDS/PORT	0	100	10	7	70.00	SF	30.00	30.00	100	1999	1999	3	20	420	
3	0940	SHEDS/PORT	0	100	12	10	120.00	SF	30.00	30.00	100	1999	1999	3	20	720	
4	0940	SHEDS/PORT	0	100	12	24	288.00	SF	30.00	30.00	100	2002	2002	3	21	1,814	

LAND DESCRIPTION

TOTAL OB/XF 3,686

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	100	0005	OR	0.00	0.00	0.76	AC		1.00	1.00	1.00	35,000.00	35,000.00	26,600							
2	000115	C	SFR ACRES	100			0.00	0.00	1.32	AC		1.00	1.00	1.00	35,000.00	35,000.00	46,200							

REVIEW DATE 08/04/2020 BY KBA Total Acres: 2.08 Total Land Value: 72,800 Market: 0 Agricultural: 0 Common: 72,800 PRINTED 08/02/2023 BY SYS