

IN OR 1180/135
ESMT OR 1182/677 & 678
2004 DW/MH FLEETWOD

ALLEN WILLIAM F & MONICA L
18033 JOHNSON ROAD
HILLIARD, FL 32046

2023

22-4N-23-0000-0005-0080



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
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

Quality	04	Quality Level 04
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	1,560	100	1,560	76,279
TOTALS	1,560		1,560	76,279

TOTALS		1,560		1,560	76,279
EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L W
1	0681	POLE SHED	0 100	20	11
2	0752	USP	0 100	0	0
3	1242	WD DECK A	0 100	0	0
4	0753	UEP	0 100	40	10

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D				
1	000115	C	SFR ACRES	100	000				

REVIEW DATE 10/16/2017 BY TWX

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0800	02	1,560	129.3600	90.55	141,258	2003	2003	0	0	0	46.00	54.00	
1 M/H 94+ - 100% - 2004 Heated Area: 1560 HX Base Yr 2004													

30 52 30													
BAS 2003													
52													
BLD DATE XF DATE INC DATE													
LGL DATE LAND DATE AG DATE													
06/16/2023 MLU													

18033 JOHNSON RD, HILLIARD													
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 4
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		76,279	
TOTAL MARKET OB/XF VALUE		9,226	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		160,505	
SOH/AGL Deduction		84,992	
ASSESSED VALUE		75,513	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		25,513	
TOTAL JUST VALUE		160,505	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		110,283	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH034232	MH MOVE-ON	0	10/01/2003

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1180/0135	10/10/2003	WD	U	I	13	39,900	
GRANTOR: G & H LAND DEVELOPMEN							
GRANTEE: ALLEN WILLIAM F & M							

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2003] W52 S30 E52 N30\$.													

TOTAL OB/XF													
9,226													

Total Acres: 3.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/02/2023 BY SYS