

IN OR 1007/1461
PARCEL 3-2 SEC 24-4N-23 &
PARS 1-1 & 2-16 SEC 23-4N-23

GEIGER ZENOUS R JR & KARYN A
28714 YELLOW ROSE LANE
HILLIARD, FL 32046

2023

24-4N-23-0000-0003-0020



BUILDING CHARACTERISTICS				
ELEMENT		CD	CONSTRUCTION	
Exterior Wall		05	AVERAGE 100	
Roof Structur		03	GABLE/HIP 100	
Roof Cover		12	MODULAR MT 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			4 100	
Bathrooms			2 100	
Frame		02	WOOD FRAME 100	
Stories		1.	1. 100	
Units			0 100	
Quality		03	Quality Level 03	
DOR CODE		5000	IMPROVED AG	
MAP NUM			MKT AREA	09
NEIGHBORHOOD/LOC		9001.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,500	100	1,500	36,036
UCP	200	20	40	961
UOP	140	25	35	841
TOTALS	1,840		1,575	37,838

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0820	02	1,575	123.2000	80.08	126,126	1984	1989	0	0	0	70.00	30.00	
1 M/H 93- - 0% - 0													
Heated Area: 1500 HX Base Yr													
28878 CENTURY LN, HILLIARD													
BLD DATE: 06/13/2023 MLU													
XF DATE:													
INC DATE:													

EXTRA FEATURES							28878 CENTURY LN, HILLIARD				INC DATE		AG DATE				
L N	OB/IF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/IF MKT VALUE	NOTES
1	0681	POLE SHED	0	0	20	16	320.00	SF	15.00	15.00	100	1970	1970	3	20	960	
2	0681	POLE SHED	0	0	18	16	288.00	SF	15.00	15.00	100	1998	1998	3	27	1,166	
3	0940	SHEDS/PORT	0	0	20	10	200.00	SF	19.50	19.50	100	1998	1998	3	20	780	
4	0681	POLE SHED	0	0	97	60	5,820.00	SF	15.00	15.00	100	2002	2002	3	32	27,936	
5	0681	POLE SHED	0	0	0	0	3,900.00	SF	15.00	15.00	100	2004	2004	3	40	23,400	
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