

PT OF E1/2 OF SW1/4 OF SE1/4
PARCELS 3-5 & 3
IN OR 1324/1041

SUTTER AMANDA C & MARSHALL T
PO BOX 634
HILLIARD, FL 32046-0634

2023

25-4N-23-0000-0003-0050



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	30	VINYL 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 70		
Interior Floor	08	SHT VINYL 30		
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		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	2,278	100	2,278	127,027
FSP	240	60	144	8,030
TOTALS	2,518		2,422	135,058

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0800	02	2,422	128.4800	89.94	217,835	2007	2007	0	0	0	38.00	62.00	
1 M/H 94+ - 100% - 2006 Heated Area: 2278 HX Base Yr 2006													
28113 POTOCHNIK RD, HILLIARD													
BLD DATE 01/02/2009 JH LGL DATE 06/16/2023 MLU													
XF DATE INC DATE													

EXTRA FEATURES						28113 POTOCHNIK RD, HILLIARD				INC DATE				AG DATE		06/16/2010		12/20/2009	
L N	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			
3	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	92	1,840				
4	0812	CONCRETE C	0 100	0	0	1,900.00	SF	4.00	4.00	100	2008	2008	3	90	6,840				
5	0753	UEP	0 100	10	8	80.00	SF	22.00	22.00	100	2010	2010	3	64	1,126				
6	1242	WD DECK A	0 100	12	8	96.00	SF	5.00	5.00	100	2010	2010	3	50	240				