

S-1 & S-2 OF LOT 28 &
S-2 & S-3 OF LOT 29
IN OR 1116/1761

CRIBB LARRY C & VICKI
28145 ENTERPRISE DRIVE
HILLIARD, FL 32046-2316

2023

25-4N-23-2020-0028-0010



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 2 4																			
Exterior Wall	05	AVERAGE 60	0100	01	2,045	108.8780	98.26	200,942	2003	2003	0	0	0	11.25	88.75	VALUATION SUMMARY																		
Exterior Wall	20	FACE BRICK 40	2 SINGLE FAM - 100% - 2004										Heated Area: 1663										STANDARD											
Roof Structure	03	GABLE/HIP 100											HX Base Yr 2004										Tax Group: 4											
Roof Cover	03	COMP SHNGL 100																					Tax Dist:											
Interior Wall	05	DRYWALL 100																					BUILDING MARKET VALUE											
Interior Floor	14	CARPET 70																					TOTAL MARKET OB/XF VALUE											
Interior Floor	11	CLAY TILE 30																					TOTAL LAND VALUE - MARKET											
Air Condition	03	CENTRAL 100																					TOTAL MARKET VALUE											
Heating Type	04	AIR DUCTED 100																					SOH/AGL Deduction											
Bedrooms	3	100																					ASSESSED VALUE											
Bathrooms	2	100																					TOTAL EXEMPTION VALUE											
Frame	02	WOOD FRAME 100																					BASE TAXABLE VALUE											
Stories	1.	1. 100																					TOTAL JUST VALUE											
Units	0	100																					NCON VALUE											
Occupancy	00	NONE 100																					INCOME VALUE											
Quality	03	Quality Level 03																					PREVIOUS YEAR MKT VALUE											
DOR CODE	5600	TIMBERLAND 70-79																																
MAP NUM		MKT AREA																																
NEIGHBORHOOD/LOC	9001.00																																	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	1,663	100	1,663	145,023																														
FGR	483	55	266	23,197																														
FOP	98	30	29	2,529																														
FOP	290	30	87	7,587																														
TOTALS	2,534		2,045	178,336																														
EXTRA FEATURES					28145 ENTERPRISE DR, HILLIARD																													
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																	
1	0811	CONCRETE B	0	100	30	30	900.00	SF	5.20	5.20	100	2003	2003	3	84	3,931																		
2	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2003	2003	3	88	1,760																		
3	0811	CONCRETE B	0	100	24	21	504.00	SF	5.20	5.20	100	2003	2003	3	84	2,201																		
5	0300	BOAT DCK W	0	100	16	8	128.00	SF	20.00	20.00	100	2005	2005	3	44	1,126																		
6	0351	CARPORT MT	0	100	30	18	540.00	SF	10.00	10.00	100	2011	2011	3	55	2,970																		
7	0681	POLE SHED	0	100	71	40	2,840.00	SF	15.00	15.00	100	1994	1994	3	23	9,798																		
8	0855	CONC PAVER	0	100	0	0	568.00	SF	10.00	10.00	100	2012	2012	3	94	5,339																		
9	0812	CONCRETE C	0	100	0	0	1,380.00	SF	4.00	4.00	100	2018	2018	3	98	5,410																		
TOTAL OB/XF																	32,535																	
LAND DESCRIPTION																																		
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV										
1	005000	C	RURAL HOME	100	0005		0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000																	
2	005010	A	SVCE ACRGE	0	0005		0.00	0.00	1.00	AC		1.00	1.00	1.00	500.00	500.00	500																	
3	005600	A	TIMBER 3 SI	0			0.00	0.00	3.00	AC		1.00	1.00	1.00	410.00	410.00	1,230																	
4	005902	A	HARDWOOD SI	0			0.00	0.00	6.50	AC		1.00	1.00	1.00	175.00	175.00	1,138																	
5	009530	C	POND	0			0.00	0.00	0.50	AC		1.00	1.00	1.00	2,500.00	2,500.00	1,250																	
6	009910	M	MKT. VAL. AG	0			0.00	0.00	11.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	165,000																	
REVIEW DATE		11/29/2018		BY		TW		Total Acres: 12.00			Total Land Value: 34,118			Market: 165,000			Agricultural: 2,868			Common: 31,250			PRINTED 08/02/2023 BY SYS											

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