PT OF LOT 3 OR 395 PG 628
R672287 & 672288
CORNWALL SURVEY

RAULERSON RICHARD & CHERYL J
PO BOX 939
HILLIARD, FL 32046

2023

25-4N-24-2020-0003-0030

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

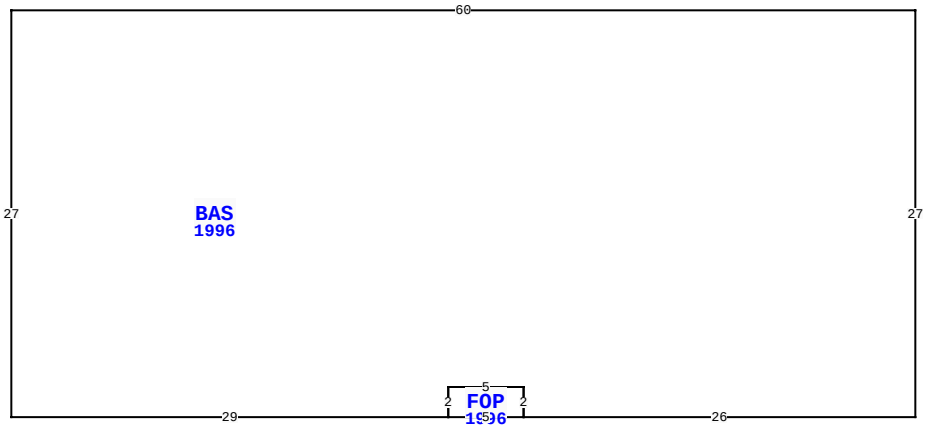
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
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	1,610	100	1,610	38,804
FOP	10	30	3	72
TOTALS	1,620		1,613	38,876

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,613	123.6000	80.34	129,588	1982	1982	0	0	0	70.00	30.00

2 M/H 93- – 100% - 1997 Heated Area: 1610 HX Base Yr 1997



38029 DAHOMA RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		38,876
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		28,200
TOTAL MARKET VALUE		67,076
SOH/AGL Deduction		35,229
ASSESSED VALUE		31,847
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		6,847
TOTAL JUST VALUE		67,076
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		58,726

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MHU95952	MH MOVE-ON	0	06/01/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0395/0628	8/01/1983	WD	Q	V		2,500

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1996] W60 S27 E29 FOP=[YR=1996] E5 N2 W5 S2$ N2 E5 S2 E26 N27$.

EXTRA FEATURES

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000102	C	SFR/MH	100		OR	0.00	0.00	0.94	AC		1.00	1.00	1.00	30,000.00	30,000.00	28,200							

REVIEW DATE 01/14/2021 BY WWA Total Acres: 0.94 Total Land Value: 28,200 Market: 0 Agricultural: 0 Common: 28,200 PRINTED 08/02/2023 BY SYS