

PT GOVT LOT 1 & PT OF E1/2 OF
 SEC 27-2N-23E LYING WEST OF
 COUNTY RD 121 IN OR 2343/1372

ENGLISH CHARLES B/ENGLISH MICHAEL ET AL
 34433 DAYBREAK DRIVE
 CALLAHAN, FL 32011

2023

27-2N-23-0000-0001-0220



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS											
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
DOR CODE		9900 NO AG ACREAGE														
MAP NUM		MKT AREA		09												
NEIGHBORHOOD/LOC		9001.00														
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE												
TOTALS					3300 HENRY LEE RD, HILLIARD											

VALUATION BY		STANDARD
Tax Group: 6		Tax Dist:
BUILDING MARKET VALUE		0
TOTAL MARKET OB/XF VALUE		49,392
TOTAL LAND VALUE - MARKET		280,000
TOTAL MARKET VALUE		329,392
SOH/AGL Deduction		174,678
ASSESSED VALUE		154,714
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		154,714
TOTAL JUST VALUE		329,392
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		148,649

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2343/1372	2/18/2020	WD Q	Q	V	01	125,000
GRANTOR: NASSAU TIMBER & LAND						
GRANTEE: ENGLISH CHARLES B &						
2085/1432	11/16/2016	WD U	U	V	11	100
GRANTOR: NASSAU TIMBER & LAND						
GRANTEE: NASSAU TIMBER & LAN						

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		
																BLD DATE	XF DATE
1	0681	POLE SHED	0	0	84	40	3,360.00	SF	15.00								
TOTALS					3300 HENRY LEE RD, HILLIARD											05/23/2023	MLU

BUILDING NOTES

BUILDING DIMENSIONS

LAND DESCRIPTION		TOTAL OB/XF																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	009900	C	AC NON-AG	0			0.00	0.00	20.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	280,000							