

PT OF NW1/4 OF SE1/4 OF
SEC 27-4N-23E IN OR 2154-849
(EX UTIL ESMT IN OR 1474/854 &

CONNER BILLY W & GRISCELDA M
17561 HODGES RD
HILLIARD, FL 32046

2023

27-4N-23-0000-0007-0060



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 1 4																										
Exterior Wall	30	VINYL 100	0800	02	1,512	128.4800	89.94	135,989	2017	2017	0	0	7.00	93.00	VALUATION SUMMARY																										
Roof Structur	03	GABLE/HIP 100	1 M/H 94+ - 100% - 2008													Heated Area: 1512													HX Base Yr 2008												
Roof Cover	03	COMP SHNGL 100	27 56 27 56 BAS 2019																																						
Interior Wall	05	DRYWALL 100																																							
Interior Floo	14	CARPET 70																																							
Interior Floo	08	SHT VINYL 30																																							
Air Condition	03	CENTRAL 100																																							
Heating Type	04	AIR DUCTED 100																																							
Bedrooms		3 100																																							
Bathrooms		2 100																																							
Frame	02	WOOD FRAME 100																																							
Stories	0	0 100																																							
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	1,512	100	1,512	126,470																																					
TOTALS			1,512	1,512	126,470																																				
EXTRA FEATURES			17561 HODGES RD, 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	0201	BARN WD 10	0 100	37	34	1,258.00	SF	17.00	17.00	100	2006	2006	3	48	10,265																										
LAND DESCRIPTION			TOTAL OB/XF 10,265																																						
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	000115	C	SFR ACRES	100	0005		0.00	0.00	3.69	AC		1.00	1.00	1.00	25,000.00	25,000.00	92,250																								
REVIEW DATE 10/24/2018 BY TW Total Acres: 3.69 Total Land Value: 92,250 Market: 0 Agricultural: 0 Common: 92,250 PRINTED 08/02/2023 BY SYS																																									