

PT OF W1/2 OF SW1/4 OF SW1/4
IN OR 1457/394
2007 FTWD DW/MH

DESPRES TERRIE & LAWRENCE
18472 BROKEN ARROW ROAD
HILLIARD, FL 32046

2023

27-4N-23-0000-0009-0100



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	11	CLAY TILE 30
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	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	1,800	100	1,800	122,056
DCK	72	15	11	746
DCK	256	15	38	2,577
USP	360	50	180	12,206
TOTALS	2,488		2,029	137,584

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
3	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
4	0681	POLE SHED	0 100	26	14	364.00	SF	15.00	
5	1242	WD DECK A	0 100	0	0	275.00	SF	10.00	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000115	C	SFR ACRES	100	0005	OR	0.00	0.00	3.00

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0800	02	2,029	138.3800	96.87	196,549	2006	2011	0	0
1 M/H 94+ - 100% - 2007									
Heated Area: 1800									
HX Base Yr 2007									
18472 BROKEN ARROW RD, HILLIARD									

TOTAL OB/XF									
7,842									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
3	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
4	0681	POLE SHED	0 100	26	14	364.00	SF	15.00	
5	1242	WD DECK A	0 100	0	0	275.00	SF	10.00	

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					137,584				
TOTAL MARKET OB/XF VALUE					7,842				
TOTAL LAND VALUE - MARKET					75,000				
TOTAL MARKET VALUE					220,426				
SOH/AGL Deduction					118,049				
ASSESSED VALUE					102,377				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					52,377				
TOTAL JUST VALUE					220,426				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					160,274				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R11062	REPAIR/RRF	700	02/01/2008
B21136	SCRN PORCH	6,000	02/01/2008

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1457/0394	11/06/2006	QC	U	V	06	100	
GRANTOR: HOLLAND VILETHA L & T							
GRANTEE: DESPRES TERRIE & LA							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2006] W1 DCK=[YR=2008] N16 W10 S4 W8 USP=[YR=2008] W30 DCK=[YR=2008] W6 S12 E6 N12\$ S12 E30 N12\$ S12 E18\$ W59 S30 E60 N30\$.									