LOTS 5,6 & PT LOTS 7,8,16 &
UNDEVELOPED R/W'S IN
OR 931/94 BEING PARCEL "2"

CLAYTON THOMAS B SR TRUST/CLAYTON THOMAS B SR TRUS
48877 CRAWFORD LN
HILLIARD, FL 32046-6409

2023

29-4N-25-0000-0001-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	5001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS				

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

CRAWFORD LN, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	171,360
TOTAL MARKET VALUE	19,812
SOH/AGL Deduction	0
ASSESSED VALUE	19,812
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	19,812
TOTAL JUST VALUE	171,360
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	0

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0931/0094	3/31/2000	WD	U	I	01	100
GRANTOR: CLAYTON THOMAS B SR &						
GRANTEE: CLAYTON THOMAS SR T						
0794/1348	5/28/1997	QC	U	V	10	100
GRANTOR: RAYONIER TIMBERLANDS						
GRANTEE: CLAYTON THOMAS B &						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	005500	A	TIMBER 2 SI	0		OR	0.00	0.00	32.84	AC		1.00	1.00	1.00	550.00	550.00	18,062							
2	005902	A	HARDWOOD SI	0			0.00	0.00	10.00	AC		1.00	1.00	1.00	175.00	175.00	1,750							
3	009910	M	MKT.VAL.AG	0			0.00	0.00	42.84	AC		1.00	1.00	1.00	4,000.00	4,000.00	171,360							

REVIEW DATE 01/01/2018 BY MH Total Acres: 42.84 Total Land Value: 19,812 Market: 171,360 Agricultural: 19,812 Common: 0 PRINTED 08/02/2023 BY SYS