

PT OF NE1/4 OF NW1/4
OR 197/168 1985 OAKW SW/MH &
R106803 & R106804

GENTRY KENNETH LEE & M L
48617 CRAWFORD LANE
HILLIARD, FL 32046

2023

29-4N-25-0000-0003-0030



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
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
BUD8 Adjustme	04	DIST 01 100

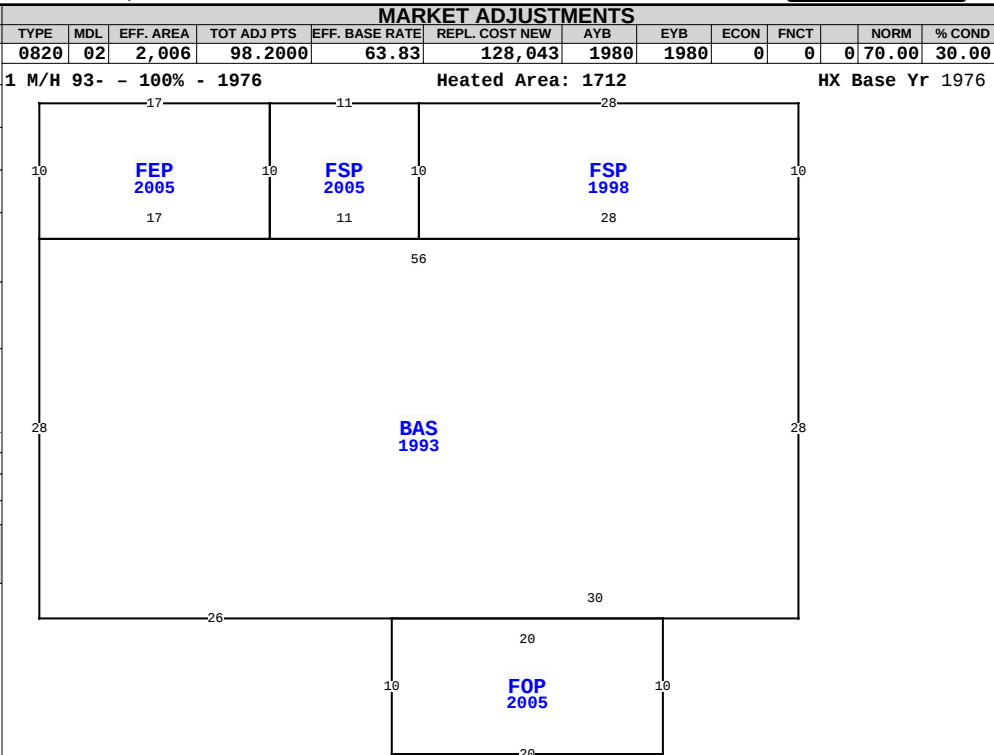
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,568	100	1,568	30,026
FEP	170	85	144	2,758
FOP	200	30	60	1,149
FSP	280	60	168	3,217
FSP	110	60	66	1,264

TOTALS	2,328		2,006	38,413
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
5	1242	WD DECK A	0 100	8	5	40.00	SF	10.00	10.00	100	1998
6	1242	WD DECK A	0 100	10	24	240.00	SF	10.00	10.00	100	1998
11	0803	ASPHALT C	0 100	0	0	2,700.00	SF	2.00	2.00	100	2011

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000102	C	SFR/MH	100	0005	OR	0.00	0.00	10.00	AC	



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/19/2023
INC DATE		AG DATE	MLU

48617 CRAWFORD LN, HILLIARD

TOTAL OB/XF											
4,340											

NASSAU COUNTY PROPERTY		PAGE 1 of 2	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		58,086	
TOTAL MARKET OB/XF VALUE		4,340	
TOTAL LAND VALUE - MARKET		160,000	
TOTAL MARKET VALUE		222,426	
SOH/AGL Deduction		120,185	
ASSESSED VALUE		102,241	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		52,241	
TOTAL JUST VALUE		222,426	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		225,994	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH4650	MH MOVE-ON	0	08/01/2005
P09890	OTHER	0	08/01/2005
WL376	WELL	0	06/01/2005
B995746	ADDITION	19,646	01/02/1999
B99	ADDITION	0	01/01/1999
B985478	ADDITION	11,096	10/01/1998

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
0197/0168	1/01/1975	AA	Q	V	
GRANTOR:					SALE PRICE
GRANTEE:					6,500

BUILDING NOTES					
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BUILDING DIMENSIONS					
FSP=[YR=1998] W28 FSP=[YR=2005] W11 FEP=[YR=2005] W17 S10					
BAS=[YR=1993] S28 E26 FOP=[YR=2005] S10 E20 N10 W20\$ E30 N28					
W56\$ E17 N10\$ S10 E11 N10\$ S10 E28 N10\$.					

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