IN OR 1651/1132
1997 FTWD SW/MH

ROCHESTER RICKY ALLEN
28207 LAKE HAMPTON RD
HILLIARD, FL 32046

2023

33-4N-23-0000-0004-0040

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 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	0	0 100
Units		0 100
Quality	04	Quality Level 04

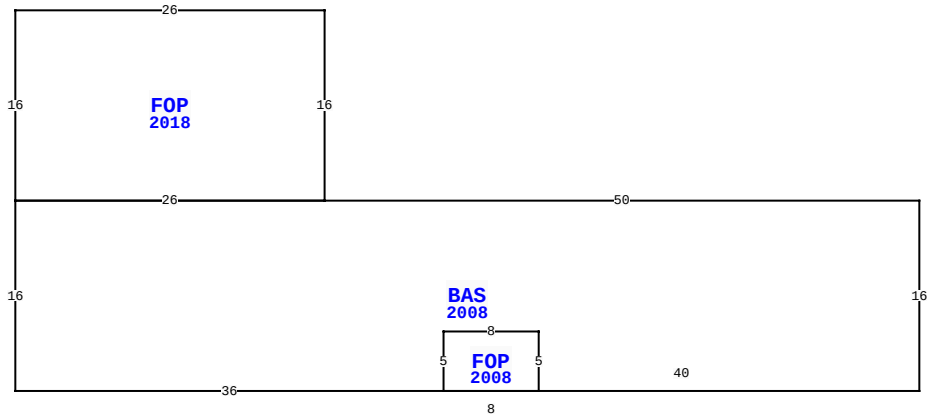
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,216	100	1,216	55,368
FOP	40	30	12	546
FOP	416	30	125	5,692
TOTALS	1,672		1,353	61,606

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,353	135.5200	94.86	128,346	1997	2000	0	0	0	52.00	48.00

1 M/H 94+ – 0% - 0 Heated Area: 1216 HX Base Yr



31120 KNIGHT RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	61,606
TOTAL MARKET OB/XF VALUE	9,946
TOTAL LAND VALUE - MARKET	60,000
TOTAL MARKET VALUE	131,552
SOH/AGL Deduction	24,528
ASSESSED VALUE	107,024
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	107,024
TOTAL JUST VALUE	131,552
NCON VALUE	9,946
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	90,372

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C5023	CO ISSUED	0	12/01/2007
E20276	ELEC OTHER	0	12/01/2007
M13516	MECH OTHER	0	12/01/2007
MH5023	MH MOVE-ON	0	12/01/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1651/1132	11/23/2009	WD	U	I	40	50,400
GRANTOR: GEORGE J & LYNN R MAR						
GRANTEE: ROCHESTER RICKY ALL						
1648/1268	11/04/2009	WD	U	I	12	100
GRANTOR: WILLIAMS THOMAS M & C						
GRANTEE: MARRA GEORGE J & LY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2008] W50 FOP=[YR=2018] N16 W26 S16 E26$ W26 S16 E36
FOP=[YR=2008] N5E8 S5 W8$ E40 N16$.

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
3	0940	SHEDS/PORT	0	0	28	16	448.00	SF	30.00	30.00	100	2015	2015	3	74	9,946	

LAND DESCRIPTION

TOTAL OB/XF 9,946

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	000115	C	SFR ACRES	0	0005	OR	0.00	0.00	2.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	60,000							

REVIEW DATE 11/14/2022 BY KWA Total Acres: 2.00 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 08/02/2023 BY SYS