S-5 OF LOTS 9 & 10
IN OR 2196/615
1999 FTWD DW/MH

JOHNSON SANDRA GAIL W/CRIBB VICKI D
3051 HERRING RD
JACKSONVILLE, FL 32216

2023

34-4N-24-2020-0009-0050

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
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

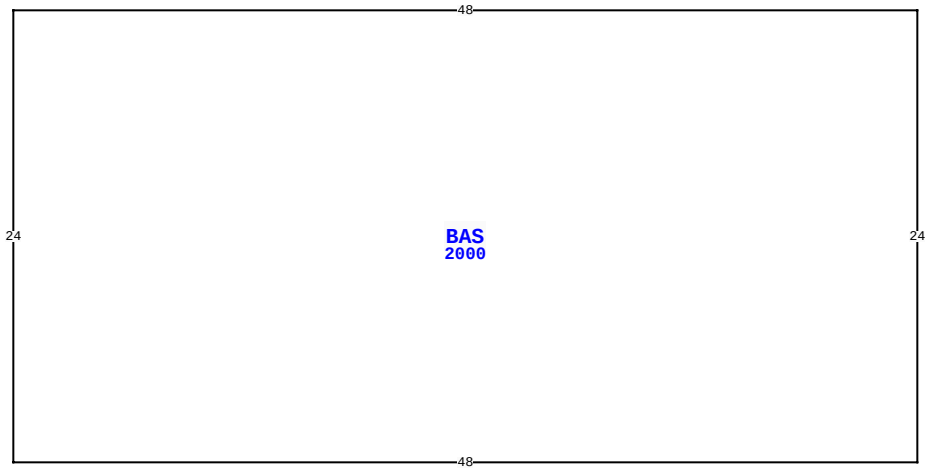
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	1,152	66,741
TOTALS	1,152		1,152	66,741

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,152	125.4000	87.78	101,123	1999	2009	0	0	0	34.00	66.00

1 M/H 94+ – 0% - 0 Heated Area: 1152 HX Base Yr



37123 ABERCORN RD, HILLIARD

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	66,741
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	40,050
TOTAL MARKET VALUE	106,791
SOH/AGL Deduction	13,585
ASSESSED VALUE	93,206
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	93,206
TOTAL JUST VALUE	106,791
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	84,733

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2196/0615	5/11/2018	WD	Q	I	01	84,500
GRANTOR: BERNARD CHRISTOPHER P						
GRANTEE: JOHNSON SANDRA G &						
0935/1946	6/09/2000	WD	U	I	13	24,900
GRANTOR: HASSELL AMANDA						
GRANTEE: BERNARD CHRISTOPHER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2000] W48 S24 E48 N24 $.

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	000102	C	SFR/MH	0		OR	0.00	0.00	2.67	AC		1.00	1.00	0.50	30,000.00	15,000.00	40,050							

REVIEW DATE 09/10/2020 BY TWA Total Acres: 2.67 Total Land Value: 40,050 Market: 0 Agricultural: 0 Common: 40,050 PRINTED 08/02/2023 BY SYS