

PT OF NW1/4 OF SE1/4
IN OR 1587/1558
2003 REDMN DWMH

GRIFFIN STANLEY N & VIOLET A
58249 COOPERS NECK ROAD
HILLIARD, FL 32046

2023

35-4N-25-0000-0009-0020



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																																
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1 4																																
Exterior Wall	05	AVERAGE 100	0800	02	1,860	116.0000	81.20	151,032	2003	2003	0	0	0	46.00	54.00	VALUATION SUMMARY																															
Roof Structur	03	GABLE/HIP 100	1 M/H 94+ - 100% - 2010													Heated Area: 1860										HX Base Yr																					
Roof Cover	03	COMP SHNGL 100	BAS 1993																									VALUATION BY										STANDARD									
Interior Wall	05	DRYWALL 100																										Tax Group: 4										Tax Dist:									
Interior Floo	08	SHT VINYL 50																										BUILDING MARKET VALUE										81,557									
Interior Floo	14	CARPET 50																										TOTAL MARKET OB/XF VALUE										27,354									
Air Condition	03	CENTRAL 100																										TOTAL LAND VALUE - MARKET										128,000									
Heating Type	04	AIR DUCTED 100																										TOTAL MARKET VALUE										236,911									
Bedrooms		3 100																										SOH/AGL Deduction										3,685									
Bathrooms		2 100																										ASSESSED VALUE										233,226									
Frame	02	WOOD FRAME 100																										TOTAL EXEMPTION VALUE										13 224,637									
Stories	1.	1. 100																										BASE TAXABLE VALUE										8,589									
Units		0 100	TOTAL JUST VALUE										236,911																																		
			NCON VALUE										0																																		
			INCOME VALUE																																												
			PREVIOUS YEAR MKT VALUE										220,314																																		
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	1,860	100	1,860	81,557																																											
TOTALS			1,860	1,860	81,557																																										
EXTRA FEATURES			58249 COOPERS NECK RD, HILLIARD																																												
L N	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																															
2	0937	WELL	0	100	0	0		1.00	UT 6,000.00	6,000.00	100	1996	1996	3	100	6,000																															
3	0936	SEPTC TANK	0	100	0	0		1.00	UT 6,000.00	6,000.00	100	1996	1996	3	100	6,000																															
4	0937	WELL	0	0	0	0		1.00	UT 6,000.00	6,000.00	100	1983	1983	3	100	6,000																															
5	0936	SEPTC TANK	0	0	0	0		1.00	UT 6,000.00	6,000.00	100	1983	1983	3	100	6,000																															
6	1242	WD DECK A	0	0	8	8		64.00	SF 10.00	10.00	100	2004	2004	3	24	154																															
7	1242	WD DECK A	0	0	5	10		50.00	SF 10.00	10.00	100	2004	2004	3	24	120																															
8	0500	FP-PRE FAB	0	100	0	0		1.00	UT 3,500.00	3,500.00	100	2003	2003	3	88	3,080																															
TOTAL OB/XF			27,354																																												
LAND DESCRIPTION																																															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	100	0005	OR	0.00	0.00	8.00	AC		1.00	1.00	1.00	16,000.00	16,000.00	128,000																														
REVIEW DATE 07/28/2017 BY KBX Total Acres: 8.00 Total Land Value: 128,000 Market: 0 Agricultural: 0 Common: 128,000 PRINTED 08/02/2023 BY SYS																																															