

IN OR 1530/435
R567634 & R567635

CLARK JEANNE R EST &/THOMAS CLARK
C/O THOMAS CLARK, 28247 PIKE RD
HILLIARD, FL 32046

2023

38-4N-24-0000-0008-0020



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										
Exterior Wall	05	AVERAGE 100	0820	02	1,328	132.0000	85.80	113,942	1992	1992	0	0	0	70.00	30.00	VALUATION SUMMARY									
Roof Structur	03	GABLE/HIP 100	1 M/H 93- - 50% - 2008													Heated Area: 1248									
Roof Cover	03	COMP SHNGL 100														HX Base Yr 2008									
Interior Wall	05	DRYWALL 100																							
Interior Floop	02	MIN PLYWD 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			05	Quality Level 05																					
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	1,248	100	1,248	32,123																					
UOP	80	25	20	515																					
UOP	240	25	60	1,544																					
TOTALS			1,568	1,328	34,183																				
EXTRA FEATURES			28247 PIKE 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	0810	CONCRETE A	0 50	19	19	361.00	SF	6.50	6.50	100	1999	1999	3	79	1,854										
3	0940	SHEDS/PORT	0 50	16	12	192.00	SF	21.30	21.30	100	1995	1995	3	20	818										
4	0940	SHEDS/PORT	0 50	11	10	110.00	SF	30.00	30.00	100	1975	1975	3	20	660										
5	0680	POLE SHED	0 50	11	8	88.00	SF	10.00	10.00	100	1985	1985	3	20	176										
LAND DESCRIPTION																									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	50	0007	OR	0.00	0.00	2.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	60,000								
REVIEW DATE 10/22/2019 BY TWA Total Acres: 2.00 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 08/02/2023 BY SYS																									