

DENMARK KATRINA L
24911 CR 121
HILLIARD, FL 32046

03-2N-23-0000-0005-0090

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1									
ELEMENT		CD	CONSTRUCTION		TYPE		MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																				
Exterior Wall		05	AVERAGE 100		0820	02	1,813	136.4000		95.48	173,105	1986	1986		0	0	70.00	30.00	VALUATION BY					STANDARD															
Roof Structur		03	GABLE/HIP 100		1 M/H 93- - 100% - 2020										Heated Area: 1612					HX Base Yr 2020					Tax Group: 6					Tax Dist:									
Roof Cover		12	MODULAR MT 100		UOP 2019										UOP 2001					BUILDING MARKET VALUE					51,932														
Interior Wall		05	DRYWALL 100																	TOTAL MARKET OB/XF VALUE					3,200														
Interior Floo		14	CARPET 100																	TOTAL LAND VALUE - MARKET					42,000														
Air Condition		03	CENTRAL 100																	TOTAL MARKET VALUE					97,132														
Heating Type		04	AIR DUCTED 100																	SOH/AGL Deduction					33,962														
Bedrooms		03	3 100		ASSESSED VALUE					63,170																													
Bathrooms			3 100		TOTAL EXEMPTION VALUE					HX HB					38,170																								
Frame		02	WOOD FRAME 100		BASE TAXABLE VALUE										25,000																								
Stories		1.	1. 100		TOTAL JUST VALUE										97,132																								
Units			0 100		NCON VALUE										0																								
BUD8 Adjustme		06	DIST 1D 100		INCOME VALUE																																		
					PREVIOUS YEAR MKT VALUE										93,492																								
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	1,612	100	1,612	46,174																																			
UOP	276	25	69	1,976																																			
UOP	528	25	132	3,781																																			
TOTALS		2,416	1,813	51,932																																			
EXTRA FEATURES					24911 CR 121, HILLIARD										BLD DATE				LGL DATE		06/13/2023		MLU																
											XF DATE				LAND DATE																								
											INC DATE				AG DATE																								
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																								
1	0500	FP-PRE FAB	0 100	0 0	1.00	UT	3,500.00	3,500.00	100	1986	1986	3	60	2,100																									
2	0940	SHEDS/PORT	0 100	16 12	192.00	SF	13.20	13.20	100	1985	1985	3	20	507																									
3	1242	WD DECK A	0 100	0 0	160.00	SF	10.00	10.00	100	1995	1995	3	20	320																									
4	0940	SHEDS/PORT	0 100	8 8	64.00	SF	21.30	21.30	100	2000	2000	3	20	273																									
LAND DESCRIPTION					TOTAL OB/XF															3,200																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	100	0004	OR	0.00	0.00	2.00	AC		1.00	1.00	0.70	30,000.00	21,000.00	42,000																						