PT OF NE1/4 OF SW1/4
IN OR 1936/1796
R277971 & R277972

LAND SALLY
24947 CR 121
HILLIARD, FL 32046

**2024**

**03-2N-23-0000-0005-0100**

## BUILDING CHARACTERISTICS

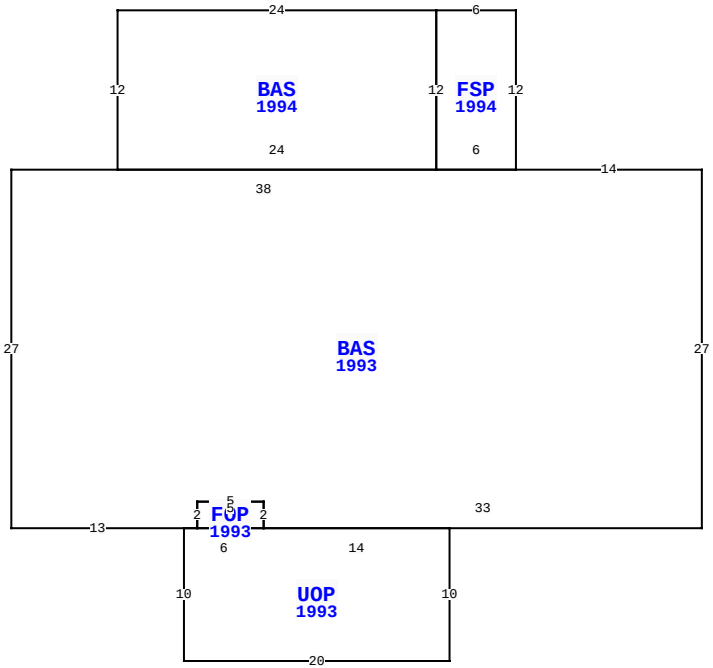
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 05 | AVERAGE 70 |
| Exterior Wall | 06 | BD/BATTEN 30 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Bedrooms | | 4 100 |
| Bathrooms | | 2 100 |
| Frame | 02 | WOOD FRAME 100 |
| Stories | 1. | 1. 100 |
| Units | | 0 100 |
| BUD8 Adjustme | 06 | DIST 1D 100 |
| Quality | 03 | Quality Level 03 |
| 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 | 1,394 | 100 | 1,394 | 35,304 |
| BAS | 288 | 100 | 288 | 7,294 |
| FOP | 10 | 30 | 3 | 76 |
| FSP | 72 | 60 | 43 | 1,089 |
| UOP | 200 | 25 | 50 | 1,266 |
| TOTALS | 1,964 | | 1,778 | 45,030 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0820 | 02 | 1,778 | 120.6000 | 84.42 | 150,099 | 1986 | 1991 | 0 | 0 | 0 | 70.00 | 30.00 |

1 M/H 93- – 100% - 2015 Heated Area: 1682 HX Base Yr 2015




24947 CR 121, 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: 6 | Tax Dist: | |
| BUILDING MARKET VALUE | | 45,030 |
| TOTAL MARKET OB/XF VALUE | | 4,421 |
| TOTAL LAND VALUE - MARKET | | 51,000 |
| TOTAL MARKET VALUE | | 100,451 |
| SOH/AGL Deduction | | 54,070 |
| ASSESSED VALUE | | 46,381 |
| TOTAL EXEMPTION VALUE | HX HB | 25,000 |
| BASE TAXABLE VALUE | | 21,381 |
| TOTAL JUST VALUE | | 100,451 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 97,315 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| R95308 | REPAIR/RRF | 525 | 03/03/1995 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1936/1796 | 8/26/2014 | WD | U | I | 11 | 100 |
| GRANTOR: WEIGEL JAMES E & ELIZ | | | | | | |
| GRANTEE: LAND SALLY | | | | | | |
| 1815/0849 | 9/21/2012 | WD | Q | I | 02 | 65,000 |
| GRANTOR: THOMPSON PHILLIP KIMB | | | | | | |
| GRANTEE: WEIGEL JAMES E & EL | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=1993] W14 FSP=[YR=1994] N12 W6 BAS=[YR=1994] W24 S12 E24 N12$ S12 E6$ W38 S27 E13 UOP=[YR=1993] S10 E20 N10 W14 FOP=[YR=1993] N2 W5 S2 E5$ W6$ E1 N2 E5 S2 E33 N27$.

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 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 | 10 | 12 | 120.00 | SF | 21.30 | 21.30 | 100 | 1993 | 1993 | 3 | 20 | 511 | |
| 3 | 0681 | POLE SHED | 0 | 100 | 0 | 0 | 435.00 | SF | 15.00 | 15.00 | 100 | 1993 | 1993 | 3 | 20 | 1,305 | |
| 4 | 0940 | SHEDS/PORT | 0 | 100 | 8 | 8 | 64.00 | SF | 20.10 | 20.10 | 100 | 1995 | 1995 | 3 | 20 | 257 | |
| 5 | 0681 | POLE SHED | 0 | 100 | 8 | 9 | 72.00 | SF | 15.00 | 15.00 | 100 | 1995 | 1995 | 3 | 23 | 248 | |

## LAND DESCRIPTION

TOTAL OB/XF 4,421

| 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 | 100 | 0004 | OR | 209.00 | 417.00 | 2.00 | AC | | 1.00 | 1.00 | 0.85 | 30,000.00 | 25,500.00 | 51,000 | | | | | | | |

REVIEW DATE 01/14/2021 BY WWA Total Acres: 2.00 Total Land Value: 51,000 Market: 0 Agricultural: 0 Common: 51,000 PRINTED 08/06/2024 BY SYS