BLK 183 LOTS 10,11 & 12
IN OR 699/954
TOWN OF HILLIARD WEST S/D OF

CALHOUN JEAN
P O BOX 5
HILLIARD, FL 32046-0005

2024

08-3N-24-2380-0183-0100

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

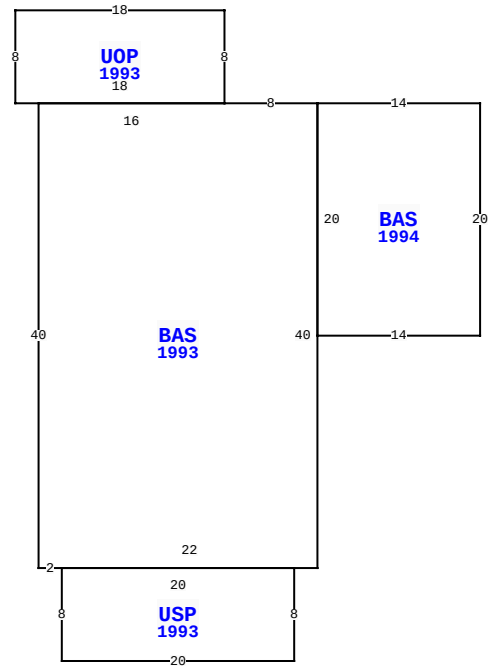
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	03	DIST HI 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100	960	42,958
BAS	280	100	280	12,530
UOP	144	20	29	1,297
USP	160	30	48	2,148
TOTALS	1,544		1,317	58,933

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,317	102.9600	97.81	128,816	1955	1955	0	0	30	24.25	45.75

1 SINGLE FAM – 100% - 2022 Heated Area: 1240 HX Base Yr 2022



15799 INDIANA ST, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		58,933
TOTAL MARKET OB/XF VALUE		2,706
TOTAL LAND VALUE - MARKET		11,719
TOTAL MARKET VALUE		73,358
SOH/AGL Deduction		44,251
ASSESSED VALUE		29,107
TOTAL EXEMPTION VALUE	HX HB WX	29,107
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		73,358
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		70,790

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0699/0954	3/02/1994	WD	Q	V		10,000
GRANTOR: KEENE RUBY-ATTORNEY						
GRANTEE: CALHOUN DAVID & JEA						
0155/0576	1/01/1973	FS	U	I		100
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1994] W14 BAS=[YR=1993] W8 UOP=[YR=1993] N8 W18 S8 E18$ W16 S40 E2 USP=[YR=1993] S8 E20 N8 W20$ E22 N40$S20 E14 N20$.

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	0812	CONCRETE C	0	100	0	0	902.00	SF	4.00	4.00	100	1998	1998	3	75	2,706	

LAND DESCRIPTION

TOTAL OB/XF 2,706

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	000100	C	SFR	100	0005	CN -	H75.00	125.00	9,375.00	SF		1.00	1.00	1.00	1.25	1.25	11,719							

REVIEW DATE 06/08/2021 BY TWA Total Acres: 0.00 Total Land Value: 11,719 Market: 0 Agricultural: 0 Common: 11,719 PRINTED 08/06/2024 BY SYS