

WAINWRIGHT RALPH L JR
27461 NEW FRONT STREET
HILLIARD, FL 32046

08-3N-24-2380-0185-0010

BUILDING CHARACTERISTICS

CONSTRUCTION

ELEMENT CD

20
03

FACE BRICK 100
GABLE/HIP 100

Roof Structur

03

GABLE/HIP 100

Roof Cover

05

COMP SHNGL 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

3 100

Bathrooms

2 100

Frame

02

WOOD FRAME 100

Stories

1.

1. 100

Units

0

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

1,232

100

1,232

102,659

FCP

276

25

69

5,750

FOP

54

30

16

1,334

FST

96

55

53

4,416

TOTALS

1,658

1,370

114,158

EXTRA FEATURES

27461 NEW FRONT ST, 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

1

0810

CONCRETE A

0 100

24

8

192.00

SF

6.50

6.50

100

1979

1979

3

30

374

LAND DESCRIPTION

TOTAL OB/XF

374

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

000100

C

SFR

100

0006

R-2

100.00

125.00

100.00

FF

1.00

1.00

1.00

300.00

300.00

30,000

REVIEW DATE

07/22/2021

BY

TW

Total Acres:

0.00

Total Land Value:

30,000

Market:

0

Agricultural:

0

Common:

30,000

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MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0100 01 1,370 116.4800 110.66 151,604 1979 1989 0 0 24.70 75.30

1 SINGLE FAM - 100% - 2004 Heated Area: 1232 HX Base Yr 2004

12

8

FST 1993

8

12

23

FCP 1993

23

28

44

BAS 1993

28

3

FOP 1994

3

12

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY STANDARD

Tax Group: 3 Tax Dist:

BUILDING MARKET VALUE 114,158

TOTAL MARKET OB/XF VALUE 374

TOTAL LAND VALUE - MARKET 30,000

TOTAL MARKET VALUE 144,532

SOH/AGL Deduction 65,087

ASSESSED VALUE 79,445

TOTAL EXEMPTION VALUE HX HB SX 79,445

BASE TAXABLE VALUE 0

TOTAL JUST VALUE 144,532

NCON VALUE 0

INCOME VALUE

PREVIOUS YEAR MKT VALUE 139,641

SALES DATA

OFF RECORD Number DATE TYPE INST Q I V I RSN CD SALE PRICE

1842/1800 2/26/2013 QC U I 11 100

GRANTOR: WAINWRIGHT RALPH L JR

GRANTEE: WAINWRIGHT RALPH L

1445/0527 9/19/2006 QC U I 01 30,300

GRANTOR: WAINWRIGHT RALPH L JR

GRANTEE: WAINWRIGHT RALPH L

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W44 FST=[YR=1993] W12 S8 FCP=[YR=1993] S23 E12 FOP=[YR=1994] E18 N3 W18 S3\$ N23 W12\$ E12 N8\$ S28 E44 N28\$.