BLOCK H LOTS 13 TO 17
HILLIARD TERRACE SUB PB 0/15

MULLIS HILTON & TINA
27558 NEW FRONT ST
HILLIARD, FL 32046

2024

08-3N-24-2440-000H-0130

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

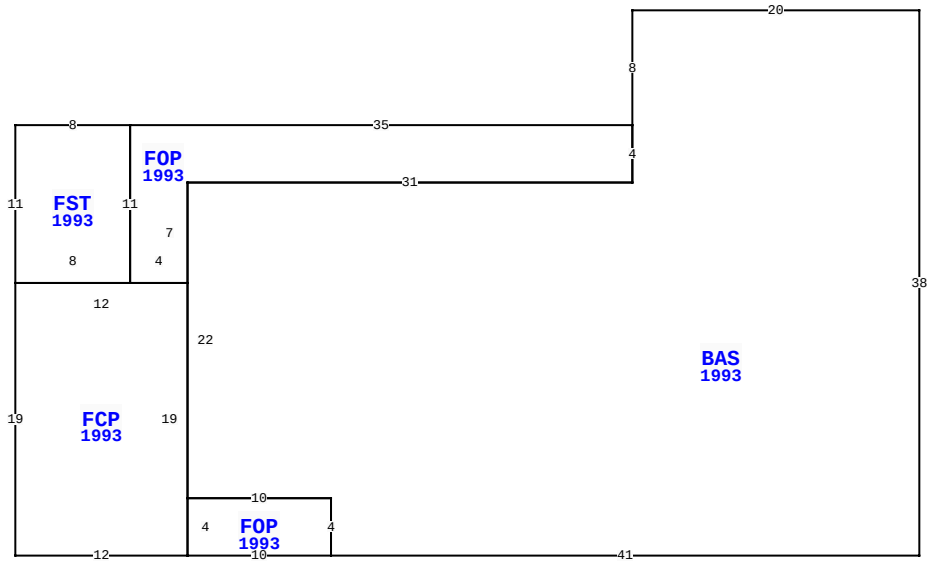
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
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	1,526	100	1,526	106,023
FCP	228	25	57	3,960
FOP	40	30	12	834
FOP	168	30	50	3,474
FST	88	55	48	3,335
TOTALS	2,050		1,693	117,626

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,693	119.3000	113.34	191,885	1962	1962	0	0	0	38.70	61.30

1 SINGLE FAM – 0% - 0 Heated Area: 1526 HX Base Yr



27558 NEW FRONT 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	117,626
TOTAL MARKET OB/XF VALUE	3,812
TOTAL LAND VALUE - MARKET	37,500
TOTAL MARKET VALUE	158,938
SOH/AGL Deduction	0
ASSESSED VALUE	158,938
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	158,938
TOTAL JUST VALUE	158,938
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	153,909

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20120116	ROOF	0	08/08/2012

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2507/1924	10/21/2021	WD	U	I	30	112,000
GRANTOR: MOORE GERRY LEE						
GRANTEE: MULLIS HILTON & TIN						
1275/0223	11/18/2004	WD	U	I	01	100
GRANTOR: MULLIS MICHAEL KELLY						
GRANTEE: MOORE GERRY LEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W20 S8 FOP=[YR=1993] W35 FST=[YR=1993] W8 S11 FCP=[YR=1993] S19 E12 FOP=[YR=1993] E10 N4 W10 S4 $ N19 W12 $ E8 N11 $ S11 E4 N7 E31 N4 $ S4 W31 S22 E10 S4 E41 N38 $.

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	0940	SHEDS/PORT	0	0	14	22	308.00	SF	30.00	30.00	100	1955	1955	3	20	1,848	
2	0940	SHEDS/PORT	0	0	14	16	224.00	SF	30.00	30.00	100	1967	1967	3	20	1,344	
3	0811	CONCRETE B	0	0	0	0	596.00	SF	5.20	5.20	100	1962	1962	3	20	620	

LAND DESCRIPTION

TOTAL OB/XF 3,812

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	0	0006	R-2	125.00	125.00	125.00	FF		1.00	1.00	1.00	300.00	300.00	37,500							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 37,500 Market: 0 Agricultural: 0 Common: 37,500 PRINTED 08/06/2024 BY SYS