

PT OF NE1/4 IN OR 1900/1463 &
PT LOT 2 IN OR 2136/1021
PENNY HADDOCK ESTATES PB 5/338

NEWMAN TIMOTHY A
282700 LAKE HAMPTON RD
HILLIARD, FL 32046

2024

08-4N-24-0000-0003-0100



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
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		0 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,108	100	2,108	226,470
FCP	480	25	120	12,892
FOP	40	30	12	1,289
FOP	434	30	130	13,967
TOTALS	3,062		2,370	254,617

EXTRA FEATURES														
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
1	0940	SHEDS/PORT	0 100	12	10	120.00	SF	30.00	30.00	100	2009	2009	3	40

LAND DESCRIPTION														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ
1	000115	C	SFR ACRES	100	0007	OR	0.00	0.00	3.00	AC		1.00	1.00	1.00
2	000115	C	SFR ACRES	100		OR	0.00	0.00	3.47	AC		1.00	1.00	1.00

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND		
0100	01	2,370	121.6033	115.52	273,782	2008	2008	0	0	0	7.00	93.00		
1 SINGLE FAM - 100% - 2015 Heated Area: 2108 HX Base Yr 2015														
20 24 24 20 FCP 2008 20 4 10 10 2008 4 20 42 34 34 62 7 7 62 FOP 2008														
282700 LAKE HAMPTON RD, HILLIARD														
BLD DATE 09/29/2008 JH XF DATE INC DATE LGL DATE LAND DATE AG DATE 06/16/2023 MLU														

NASSAU COUNTY PROPERTY														
VALUATION SUMMARY														
VALUATION BY										STANDARD				
Tax Group: 4										Tax Dist:				
BUILDING MARKET VALUE										254,617				
TOTAL MARKET OB/XF VALUE										1,440				
TOTAL LAND VALUE - MARKET										161,750				
TOTAL MARKET VALUE										417,807				
SOH/AGL Deduction										214,005				
ASSESSED VALUE										203,802				
TOTAL EXEMPTION VALUE										50,000				
BASE TAXABLE VALUE										153,802				
TOTAL JUST VALUE										417,807				
NCON VALUE										0				
INCOME VALUE														
PREVIOUS YEAR MKT VALUE										406,571				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M13686	4 TON UNIT	0	03/01/2008
C20745	CO ISSUED	0	11/01/2007
E20267	ELEC OTHER	2,000	11/01/2007
R10854	REPAIR/RRF	5,600	11/01/2007
B20745	NEW CONSTR	217,272	11/01/2007
P12870	OTHER	0	11/01/2007

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2136/1021	7/18/2017	WD	U	V	37	22,800	
GRANTOR: SIMMONS TERRANCE J &							
GRANTEE: NEWMAN TIMOTHY A							
1900/1463	1/31/2014	WD	U	I	12	170,000	
GRANTOR: CITIZENS STATE BANK							
GRANTEE: NEWMAN TIMOTHY A							

BUILDING NOTES														
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BUILDING DIMENSIONS														
BAS=[YR=2008] W42FOP=[YR=2008] N10FCP=[YR=2008] N24W20S24E20\$W4S10E4\$W20S34 FOP=[YR=2008] S7E62N7W62\$E62N34\$.														