

NELSON HALEY B
47282 MIDDLE RD
HILLIARD, FL 32046

09-3N-25-0000-0002-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																			
ELEMENT	CD	02	WALL BOARD 100	0100	01	1,478	97.3590	92.49	136,700	1940	2000	0	0	24.25	75.75	VALUATION BY																							
Exterior Wall	03	GABLE/HIP	100	1 SINGLE FAM - 100% - 2024												Heated Area: 1404												HX Base Yr 2024											
Roof Structur	01	MINIMUM	100													Tax Group: 4												Tax Dist:											
Roof Cover	05	DRYWALL	100													BUILDING MARKET VALUE												103,550											
Interior Wall	09	PINE WOOD	80													TOTAL MARKET OB/XF VALUE												6,216											
Interior Floo	14	CARPET	20													TOTAL LAND VALUE - MARKET												105,280											
Interior Floo	03	CENTRAL	100													TOTAL MARKET VALUE												215,046											
Air Condition	04	AIR DUCTED	100													SOH/AGL Deduction												0											
Heating Type	3	100	2													ASSESSED VALUE												215,046											
Bedrooms	02	WOOD FRAME	100													TOTAL EXEMPTION VALUE												HX HB 50,000											
Bathrooms	1.	1. 100	0													BASE TAXABLE VALUE												165,046											
Frame	04	DIST 01	100													TOTAL JUST VALUE												215,046											
Stories	00	NONE	100	NCON VALUE												0																							
Units	00	NONE	100	INCOME VALUE												211,173																							
BUD8 Adjustme																																							
Occupancy																																							
Quality		06	Quality Level 06																																				
DOR CODE		0100	SINGLE FAMILY																																				
MAP NUM		MKT AREA															05																						
NEIGHBORHOOD/LOC		5001.00																																					
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																															
BAS		888		100		888		62,214																															
BAS		516		100		516		36,152																															
FSP		184		40		74		5,184																															
TOTALS		1,588				1,478		103,550																															
EXTRA FEATURES										47282 MIDDLE RD, HILLIARD																													
BLD DATE										LGL DATE																													
XF DATE										LAND DATE																													
INC DATE										AG DATE																													
05/19/2023										MLU																													
BUILDING NOTES																																							
BUILDING DIMENSIONS																																							
BAS=[YR=2020] W26 S15 BAS=[YR=1993] S39 E1FSP=[YR=1993] S8 E23 N8 W23\$ E25 N30W14 N9 W12\$E12 S9 E14 N24\$.																																							
LAND DESCRIPTION										TOTAL OB/XF 6,216																													
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 000115 C SFR ACRES 100 0006 OR 0.00 0.00 6.58 AC 1.00 1.00 1.00 16,000.00 16,000.00 105,280																																							
REVIEW DATE 12/28/2020 BY KB										Total Acres: 6.58 Total Land Value: 105,280 Market: 0 Agricultural: 0 Common: 105,280 PRINTED 08/06/2024 BY SYS																													