PT GOVT LOT 2 OF SEC 9-3N-25E
IN OR 2563-1109

VANZANT CATHERINE J
57913 LESSIE RD
HILLIARD, FL 32046

2024

09-3N-25-0000-0002-0020

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

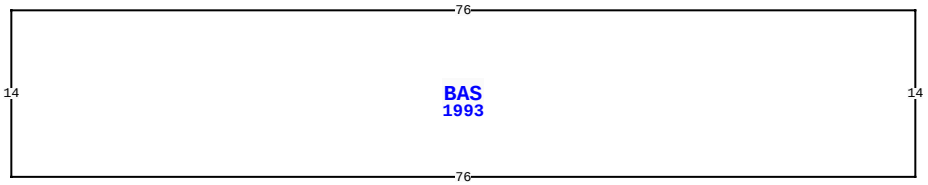
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,064	100	1,064	28,481
TOTALS	1,064		1,064	28,481

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,064	95.6000	66.92	71,203	1992	1997	0	0	0	60.00	40.00

1 M/H 93- – 0% - 2023 Heated Area: 1064 HX Base Yr



47214 MIDDLE RD, HILLIARD

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	28,481
TOTAL MARKET OB/XF VALUE	276
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	63,757
SOH/AGL Deduction	0
ASSESSED VALUE	63,757
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	63,757
TOTAL JUST VALUE	63,757
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	63,045

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8928	MH MOVE-ON	20,000	06/08/1992

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2563/1109	5/12/2022	QC	U	I	11	100
GRANTOR: VANZANT CATHERINE J						
GRANTEE: VANZANT CATHERINE J						
2509/0700	5/25/2021	QC	U	I	11	100
GRANTOR: VANZANT CATHERINE J						
GRANTEE: VANZANT CATHERINE J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W76 S14 E76 N14$.

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	OB/XF MKT VALUE	NOTES
1	1242	WD DECK A	0	0	23	8	184.00	SF	7.50	7.50	100	2000	2000	3	20	276	

LAND DESCRIPTION

TOTAL OB/XF 276

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	000102	C	SFR/MH	0	0004	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 07/26/2022 BY KBA Total Acres: 1.00 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 08/06/2024 BY SYS