

PT LOT 24 LYING WEST OF
GOODWIN RD IN OR 2475/1707
CORNWALL SURVEY SEC 14-3N-23E

FURST RAYMOND A & ELIZABETH S
27549 GOODWIN ROAD
HILLIARD, FL 32046

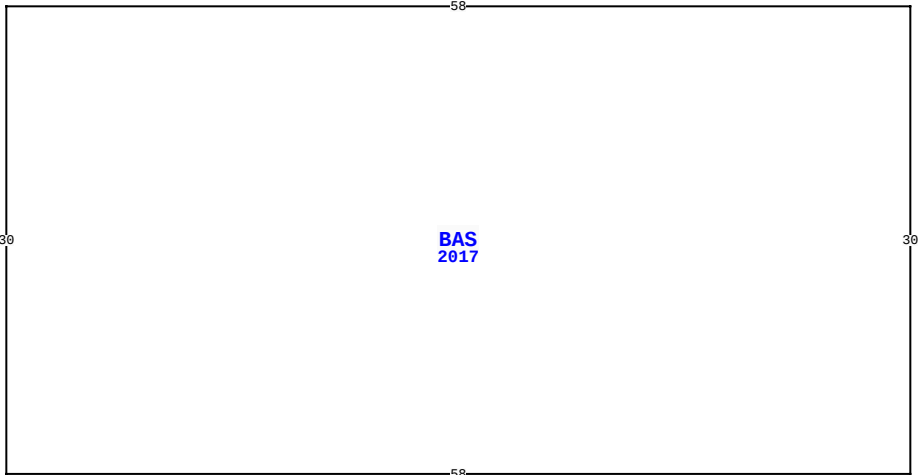
2024

14-3N-23-2020-0024-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 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	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,740	100
TOTALS	1,740	100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0800	02	1,740	116.8000	87.60	152,424	2017	2017	0	0	10.00	90.00	
1 M/H 94+ - 100% - 2020				Heated Area: 1740				HX Base Yr 2020				



NASSAU COUNTY PROPERTY		PAGE 1 of 3	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		187,014	
TOTAL MARKET OB/XF VALUE		10,022	
TOTAL LAND VALUE - MARKET		163,590	
TOTAL MARKET VALUE		360,626	
SOH/AGL Deduction		110,842	
ASSESSED VALUE		249,784	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		199,784	
TOTAL JUST VALUE		360,626	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		356,221	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21001047	24X26 MTL FGR	30,444	01/29/2021
19004168	ADDITION	0	05/17/2019
17009966	CO ISSUED	0	11/09/2017
17005735	MH MOVE-ON	0	09/19/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2475/1707	6/21/2021	WD U	I	11		100
GRANTOR: FURST RAYMOND ALAN						
GRANTEE: FURST RAYMOND A & E						
2139/0270	8/09/2017	QC U	V	11		100
GRANTOR: CORDEIRO ELIZABETH S						
GRANTEE: FURST RAYMOND ALAN						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,740	100	1,740	137,182
TOTALS	1,740	100	1,740	137,182

EXTRA FEATURES															27549 GOODWIN RD, HILLIARD										06/10/2025		REV
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	EXP DATE		CAND DATE							
																		INC DATE	AG DATE								
1	0681	POLE SHED	0	100	48	16	768.00	SF	15.00	15.00	100	2018	2018	3	87	10,022											

FURST RAYMOND A & ELIZABETH S
27549 GOODWIN ROAD
HILLIARD, FL 32046

14-3N-23-2020-0024-0000

[illegible]

FURST RAYMOND A & ELIZABETH S
27549 GOODWIN ROAD
HILLIARD, FL 32046

14-3N-23-2020-0024-0000

[illegible]