

PT OF SE1/4
IN OR 1125/1711
R407815 & R407816

MORRIS MARLENE
28394 BOWTIE ALLEY
HILLIARD, FL 32046

2024

14-4N-23-0000-0016-0200



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 70
Interior Wall	05	DRYWALL 30
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		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 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,400	100	1,400	34,574
FOP	180	30	54	1,334
UOP	348	25	87	2,149
UST	156	55	86	2,124
TOTALS	2,084		1,627	40,180

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0940	SHEDS/PORT	0 100	12	27	324.00	SF	30.00	30.00	100	1987
2	0681	POLE SHED	0 100	8	20	160.00	SF	15.00	15.00	100	1995
3	0681	POLE SHED	0 100	8	20	160.00	SF	15.00	15.00	100	1995
4	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1984

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000115	C	SFR ACRES	100		OR	0.00	0.00	1.21	AC	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,627	117.6000	82.32	133,935	1984	1984	0	0	0 70.00	30.00
1 M/H 93- - 100% - 2004 Heated Area: 1400 HX Base Yr 2004											
13 29 12 UST 1993 12 UOP 1993 12 14 42 25 BAS 1993 25 27 29 10 FOP 1993 10 18											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
06/13/2023 MLU											

28394 BOW TIE ALY, HILLIARD											
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 4
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		40,180	
TOTAL MARKET OB/XF VALUE		5,008	
TOTAL LAND VALUE - MARKET		36,300	
TOTAL MARKET VALUE		81,488	
SOH/AGL Deduction		47,661	
ASSESSED VALUE		33,827	
TOTAL EXEMPTION VALUE		HX HB WX 30,000	
BASE TAXABLE VALUE		3,827	
TOTAL JUST VALUE		81,488	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		78,736	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3118	NEW CONSTR	0	07/07/1988
5016	SWIM POOL	5,750	07/07/1988

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1125/1711	3/31/2003	WD	U	I	05	30,000	
GRANTOR: BANK OF NEW YORK							
GRANTEE: MORRIS MARLENE & DO							
1080/0571	9/10/2002	CT	U	I	14	100	
GRANTOR: CLERK OF COURT							
GRANTEE: BANK OF NEW YORK							

BUILDING NOTES											
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BUILDING DIMENSIONS											
UOP=[YR=1993] W29 UST=[YR=1993] W13 S12 BAS=[YR=1993] W14 S25 E27 FOP=[YR=1993] S10 E18 N10 W18\$ E29 N25 W42\$ E13 N12\$ S12 E29 N12\$.											