PT OF SE1/4 OF SW1/4(W234.65')
IN OR 1137/1529
ESMT OR 1155/854

ROGERS ANDREW E
22580 COUNTY ROAD 121
HILLIARD, FL 32046

2024

15-2N-23-0000-0010-0050

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	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	04	Quality Level 04

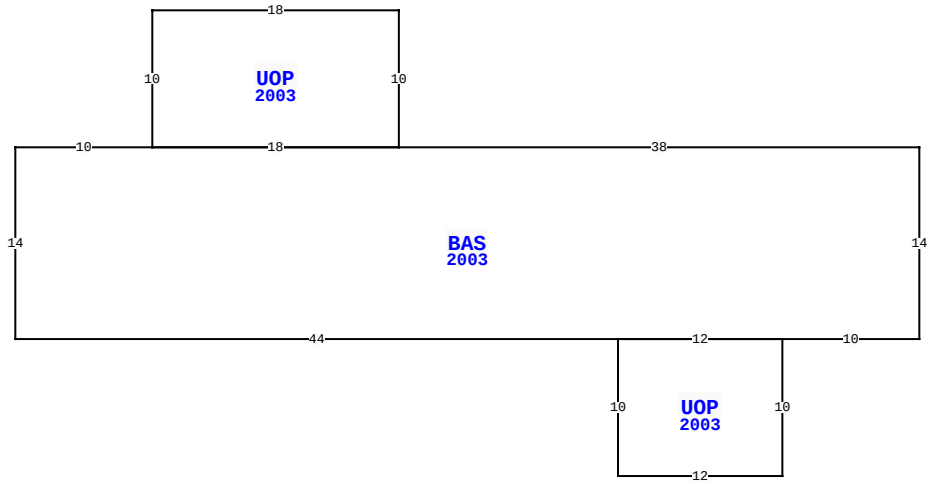
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100	924	20,832
UOP	120	25	30	677
UOP	180	25	45	1,015
TOTALS	1,224		999	22,522

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	999	107.3600	75.15	75,075	1991	1991	0	0	0	70.00	30.00

1 M/H 93- – 100% - 2004 Heated Area: 924 HX Base Yr 2004



22580 CR 121, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		22,522
TOTAL MARKET OB/XF VALUE		7,488
TOTAL LAND VALUE - MARKET		45,000
TOTAL MARKET VALUE		75,010
SOH/AGL Deduction		44,046
ASSESSED VALUE		30,964
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		5,964
TOTAL JUST VALUE		75,010
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		69,487

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH03	MH MOVE-ON	0	01/06/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1137/1529	5/15/2003	QC	U	V	07	100
GRANTOR: DEMPSEY GREGORY & DAN						
GRANTEE: ROGERS ANDREW E						
1100/1381	12/13/2002	QC	U	V	01	12,000
GRANTOR: DEMPSEY GREGORY & DAN						
GRANTEE: ROGERS ANDREW E						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003;ORIG=0,0] W38 W18 W10 S14 E44 E12 E10 N14 $
UOP=[YR=2003;ORIG=-22,14] E12 S10 W12 N10 $
UOP=[YR=2003;ORIG=-56,-10] E18 S10 W18 N10 $
.

EXTRA FEATURES

LN	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
3	0681	POLE SHED	0	100	40	24	960.00	SF	15.00	15.00	100	2008	2008	3	52	7,488	

LAND DESCRIPTION

TOTAL OB/XF 7,488

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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		OR	0.00	0.00	1.50	AC		1.00	1.00	1.00	30,000.00	30,000.00	45,000							

REVIEW DATE 03/04/2023 BY WWA Total Acres: 1.50 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 08/06/2024 BY SYS