

HANNAH CLYDE C JR
273471 MURRHEE RD
HILLIARD, FL 32046

16-4N-24-0180-0005-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

05AVERAGE 100

082002960159.3800111.57

03GABLE/HIP 100

1M/H 93- - 0% - 0

12MODULAR MT 100

05DRYWALL 100

14CARPET 90

08SHT VINYL 10

03CENTRAL 100

04AIR DUCTED 100

2 100

2 100

WOOD FRAME 100

02

1. 1. 100

0 100

06Quality Level 06

0200MOBILE HOME

MKT AREA

09

9001.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

96010096032,132

TOTALS96096032,132

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSREPL. COST NEWAYBEYBECONFNCTNORM% COND

082002960159.3800111.57

107,107199319930070.0030.00

Heated Area: 960

HX Base Yr

40

24

40

24

273471 MURREE RD, HILLIARD

BLD DATEXF DATEINC DATE

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10940SHEDS/PORT0012896.00SF20.1020.1010019881988320386

21242WD DECK A00206120.00SF5.005.0010020192019386516

LAND DESCRIPTION

TOTAL OB/XF902

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLLOC ZONEFRONTDEPTHTOT LND UTSPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

1000102CSFR/MH00006OR0.000.001.65AC1.001.001.0030,000.0030,000.0049,500

REVIEW DATE05/06/2020BYTWATotal Acres: 1.65Total Land Value: 49,500Market: 0Agricultural: 0Common: 49,500PRINTED 08/06/2024 BY SYS

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE32,132

TOTAL MARKET OB/XF VALUE902

TOTAL LAND VALUE - MARKET49,500

TOTAL MARKET VALUE82,534

SOH/AGL Deduction15,995

ASSESSED VALUE66,539

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE66,539

TOTAL JUST VALUE82,534

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE80,263

SALES DATA

OFF RECORD NumberDATEINSTQUVIRSN CD SALE PRICE

0837/05816/11/1998QCUV06100

GRANTOR: AVANT JAMES L

GRANTEE: HANNAH CLYDE C JR

0827/17293/27/1998WDQV14,300

GRANTOR: SHEFFIELD WILLIAM F

GRANTEE: AVANT JAMES L

BUILDING NOTES

BAS=[YR=1999] W40 S24 E40 N24\$.