

HADDOCK BRANDI
27359 GEIGER ROAD
HILLIARD, FL 32046

19-4N-24-1212-0013-0000

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

080002

03

VINYL 100

GABLE/HIP 100

1 M/H 94+ - 0% - 0

03

COMP SHNGL 100

05

DRYWALL 100

14

CARPET 70

08

SHT VINYL 30

03

CENTRAL 100

04

AIR DUCTED 100

3 100

2 100

02

WOOD FRAME 100

1.

1. 100

0 100

03

Quality Level 03

0200

MOBILE HOME

MKT AREA

09

9001.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,188

100

1,188

45,790

TOTALS

1,188

1,188

45,790

EXTRA FEATURES

553912 US HWY 1, HILLIARD

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

10 10

100.00

SF

10.00

10.00

100

1999

1999

3

20

200

2 0510

GARAGE WD-

0 0

18 18

324.00

SF

26.95

26.95

100

2002

2002

3

30

2,620

LAND DESCRIPTION

TOTAL OB/XF

2,820

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPH 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

OR

0.00

0.00

1.04

AC

1.00

1.00

1.00

30,000.00

30,000.00

31,200

REVIEW DATE

05/14/2020

BY

TWA

Total Acres:

1.04

Total Land Value:

31,200

Market:

0

Agricultural:

0

Common:

31,200

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MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0800 02 1,188 116.8000 87.60 104,069 1999 1999 0 0 56.00 44.00

Heated Area: 1188 HX Base Yr

BAS
2000

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY STANDARD

Tax Group: 4 Tax Dist:

BUILDING MARKET VALUE 45,790

TOTAL MARKET OB/XF VALUE 2,820

TOTAL LAND VALUE - MARKET 31,200

TOTAL MARKET VALUE 79,810

SOH/AGL Deduction 4,145

ASSESSED VALUE 75,665

TOTAL EXEMPTION VALUE 0

BASE TAXABLE VALUE 75,665

TOTAL JUST VALUE 79,810

NCON VALUE 0

INCOME VALUE

PREVIOUS YEAR MKT VALUE 78,874

SALES DATA

OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE

2231/0617 10/03/2018 WD Q I 01 50,000

GRANTOR: PURVIS WILLIAM B & SY

GRANTEE: HADDOCK BRANDI

2186/1741 3/13/2018 SW U I 11 100

GRANTOR: BLANCHARD JAMES M

GRANTEE: PURVIS WILLIAM B &

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2000] W44 S27 E44 N27 \$.