

PT OF SE1/4 OF SW1/4 OF
SEC 20-4N-25E & PT OF NE1/4 OF
NW1/4 OF SEC 29-4N-25E

BRISCOE ASHLEY & JONATHAN
48485 CRAWFORD LN
HILLIARD, FL 32046

2024

20-4N-25-0000-0009-0000



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 80
Interior Floo	08	SHT VINYL 20
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	04	Quality Level 04
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	5001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,826	100	1,826	88,278
DCK	156	15	23	1,112
UCP	648	20	130	6,285
UOP	120	25	30	1,451

TOTALS	2,750	2,009	97,125
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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	10	20	200.00	SF	18.30	18.30	100	1990
2	0940	SHEDS/PORT	0 100	10	7	70.00	SF	30.00	30.00	100	1999
3	0940	SHEDS/PORT	0 100	12	10	120.00	SF	30.00	30.00	100	1999
4	0940	SHEDS/PORT	0 100	12	24	288.00	SF	30.00	30.00	100	2002

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	0005	OR	0.00	0.00	0.76	AC	1.00
2	000115	C	SFR ACRES	100		OR	0.00	0.00	1.32	AC	1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	2,009	128.9200	96.69	194,250	1997	2002	0	0	0 50.00	50.00
1 M/H 94+ - 100% - 2022											
Heated Area: 1826											
HX Base Yr 2022											

48485 CRAWFORD LN, HILLIARD				BLD DATE					LGL DATE	
				XF DATE					LAND DATE	
				INC DATE					AG DATE	
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
200.00	SF	18.30	18.30	100	1990	1990	3	20	732	
70.00	SF	30.00	30.00	100	1999	1999	3	20	420	
120.00	SF	30.00	30.00	100	1999	1999	3	20	720	
288.00	SF	30.00	30.00	100	2002	2002	3	20	1,728	

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		97,125	
TOTAL MARKET OB/XF VALUE		3,600	
TOTAL LAND VALUE - MARKET		72,800	
TOTAL MARKET VALUE		173,525	
SOH/AGL Deduction		20,980	
ASSESSED VALUE		152,545	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		102,545	
TOTAL JUST VALUE		173,525	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		170,758	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21001035	CARPORT	14,493	01/29/2021

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2691/1196	1/25/2024	WD	Q	I	01
GRANTOR: VILLA-SANTACRUZ JOSUE					
GRANTEE: BRISCOE ASHLEY & JO					
2438/1004	2/16/2021	WD	Q	I	01
GRANTOR: SMITH LARRY DAVID					
GRANTEE: VILLA-SANTACRUZ JOS					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2004] W16 N13 W20 DCK=[YR=2004] W12 S13 E12 N13\$ S13 W22 UCP=[YR=2020] W24 S27 E24 N27\$ S27 E28 UOP=[YR=2020] S10 E12 N10 W12\$ E30 N27\$.											