



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																				
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1 4																				
Exterior Wall	05	AVERAGE 100	0800	02	1,188	117.2000	87.90	104,425	2007	2007	0	0	0	40.00	60.00	VALUATION SUMMARY																			
Roof Structur	03	GABLE/HIP 100	1 M/H 94+ - 100% - 2010													Heated Area: 1188																			
Roof Cover	03	COMP SHNGL 100														HX Base Yr 2010																			
Interior Wall	05	DRYWALL 100	27 44 27 44 BAS 2009													VALUATION BY										STANDARD									
Interior Floo	14	CARPET 80														Tax Group: 4										Tax Dist:									
Interior Floo	08	SHT VINYL 20														BUILDING MARKET VALUE										62,655									
Air Condition	03	CENTRAL 100														TOTAL MARKET OB/XF VALUE										8,972									
Heating Type	04	AIR DUCTED 100														TOTAL LAND VALUE - MARKET										42,875									
Bedrooms		3 100														TOTAL MARKET VALUE										113,702									
Bathrooms		2 100														SOH/AGL Deduction										41,259									
Frame	02	WOOD FRAME 100														ASSESSED VALUE										72,443									
Stories	1.	1. 100														TOTAL EXEMPTION VALUE										HX HB 47,443									
Units		0 100														BASE TAXABLE VALUE										25,000									
BUD8 Adjustme	04	DIST 01 100	TOTAL JUST VALUE										113,702																						
			NCON VALUE										0																						
			INCOME VALUE																																
			PREVIOUS YEAR MKT VALUE										111,508																						
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	1,188	100	1,188	62,655																															
TOTALS			1,188	1,188	62,655																														
EXTRA FEATURES			371370 HENRY SMITH RD, 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	0937	WELL	0 100	0	0	1.00	UT	6,000.00	6,000.00	100	1992	1992	3	100	6,000																				
2	0811	CONCRETE B	0 100	26	20	520.00	SF	5.20	5.20	100	2011	2011	3	92	2,488																				
3	0810	CONCRETE A	0 100	9	9	81.00	SF	6.50	6.50	100	2011	2011	3	92	484																				
LAND DESCRIPTION																																			
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	000115	C	SFR ACRES	100	0006	OR	140.00	625.00	1.65	AC		1.00	1.00	0.85	30,000.00	25,500.00	42,075																		
REVIEW DATE 05/12/2019 BY KBA Total Acres: 1.65 Total Land Value: 42,075 Market: 0 Agricultural: 0 Common: 42,075 PRINTED 08/06/2024 BY SYS																																			