



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	AL SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	864	100	864	89,153
FOP	16	30	5	516
UGR	360	45	162	16,716
TOTALS	1,240		1,031	106,385

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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W			
1	0350	CARPORT WD	0	100	31	24			
2	0681	POLE SHED	0	0	34	14			
3	0681	POLE SHED	0	0	34	12			
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LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000115	C	SFR ACRES	100	000

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND		
0100	01	1,031	122.0400	115.94	119,534	1955	2001	0	0	0	11.00	89.00		
1 SINGLE FAM - 100% - 2023 Heated Area: 864 HX Base Yr 2023														
24 UGR 2020 24 BAS 1993 20 4 FUP 1993 4														
550655 US HWY 1, HILLIARD														
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 06/16/2023 MLU														

NASSAU COUNTY PROPERTY														
VALUATION SUMMARY														
VALUATION BY										STANDARD				
Tax Group: 4										Tax Dist:				
BUILDING MARKET VALUE										111,588				
TOTAL MARKET OB/XF VALUE										5,249				
TOTAL LAND VALUE - MARKET										224,295				
TOTAL MARKET VALUE										341,132				
SOH/AGL Deduction										0				
ASSESSED VALUE										341,132				
TOTAL EXEMPTION VALUE										50,000				
BASE TAXABLE VALUE										291,132				
TOTAL JUST VALUE										341,132				
NCON VALUE										0				
INCOME VALUE														
PREVIOUS YEAR MKT VALUE										336,675				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B952216	REMODEL	9,000	09/01/1995

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2419/0557	12/22/2020	WD	Q	I	01	235,000	
GRANTOR: BROCK CHADWICK							
GRANTEE: WHALEN PATRICK C &							
1971/0025	3/27/2015	WD	U	I	37	46,300	
GRANTOR: WILLIAMS MARY LOU							
GRANTEE: BROCK CHADWICK							

BUILDING NOTES														
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BUILDING DIMENSIONS														
BAS=[YR=1993] W36 UGR=[YR=2020] W15 S24 E15 N24\$ S24 E16 FOP=[YR=1993] S4E4 N4 W4\$ E20 N24\$.														

[illegible]