IN OR 581 PG 968

JOHNSON ELAINE J
2107 SYLVIA LN
WAYCROSS, GA 31503

2024

22-4N-23-0000-0003-0130

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units		0 100
Quality	03	Quality Level 03

DOR CODE 0200 MOBILE HOME

MAP NUM | MKT AREA 09

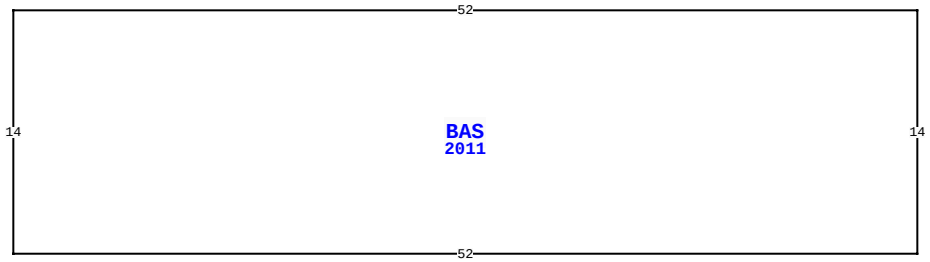
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	728	100	728	18,376
TOTALS	728		728	18,376

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	728	120.2000	84.14	61,254	1980	1980	0	0	0	70.00	30.00

1 M/H 93- – 0% - 0 Heated Area: 728 HX Base Yr



28745 TRIGG RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/13/2023 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	18,376
TOTAL MARKET OB/XF VALUE	2,117
TOTAL LAND VALUE - MARKET	65,700
TOTAL MARKET VALUE	86,193
SOH/AGL Deduction	19,170
ASSESSED VALUE	67,023
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	67,023
TOTAL JUST VALUE	86,193
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	85,267

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C5380	CO ISSUED	0	01/18/2012
M16606	H/AC	0	10/01/2011
E23883	NEW CONSTR	0	10/01/2011
M16606	H/AC	0	10/01/2011
P15039	NEW CONSTR	0	10/01/2011

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2150/0406	10/04/2017	QC	U	I	11	100
GRANTOR: MARTIN BERTHA M						
GRANTEE: MARTIN BERTHA MAE L						
0581/0968	10/16/1989	WD	U	I		24,500
GRANTOR: MARTIN GARY L & B M						
GRANTEE: JOHNSON ELAINE J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2011] W52 S14 E52 N14$.

EXTRA FEATURES

LN	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	0681	POLE SHED	0	0	12	12	144.00	SF	15.00	15.00	100	1980	1980	3	20	432	
2	0350	CARPORT WD	0	0	36	18	648.00	SF	13.00	13.00	100	1980	1980	3	20	1,685	

LAND DESCRIPTION

TOTAL OB/XF 2,117

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	0005	OR	0.00	0.00	2.19	AC		1.00	1.00	1.00	30,000.00	30,000.00	65,700							

REVIEW DATE 01/06/2023 BY WWA Total Acres: 2.19 Total Land Value: 65,700 Market: 0 Agricultural: 0 Common: 65,700 PRINTED 08/06/2024 BY SYS