PT GOVT LOTS 4 & 5 OF
SEC 22-4N-25E IN OR 591/449
(EX R/W OR 602/649)

HADDOCK FRANCES L
573632 LESSIE ROAD
HILLIARD, FL 32046-6108

2024

22-4N-25-0000-0013-0010

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 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
Quality	02	Quality Level 02

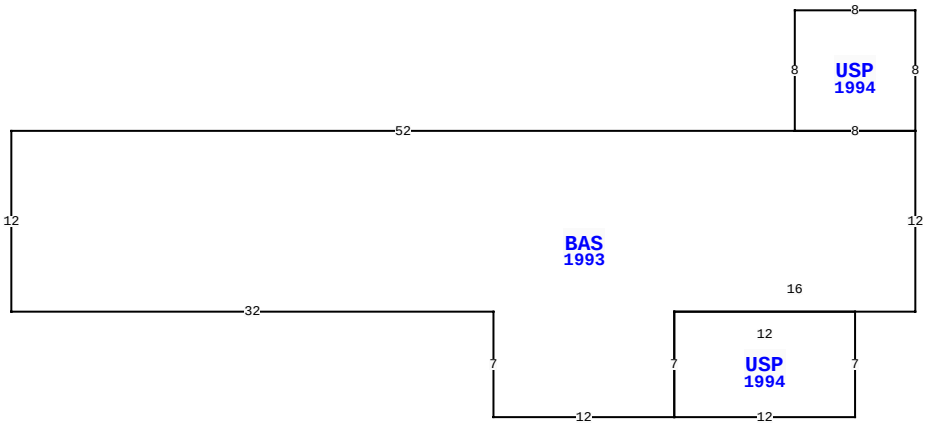
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 05
NEIGHBORHOOD/LOC 5001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	804	100	804	9,692
USP	64	50	32	386
USP	84	50	42	506
TOTALS	952		878	10,583

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	878	57.4000	40.18	35,278	1972	1972	0	0	0	70.00	30.00

1 M/H 93- – 0% - 2023 Heated Area: 804 HX Base Yr



573632 LESSIE RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	10,583
TOTAL MARKET OB/XF VALUE	1,488
TOTAL LAND VALUE - MARKET	60,300
TOTAL MARKET VALUE	72,371
SOH/AGL Deduction	0
ASSESSED VALUE	72,371
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	72,371
TOTAL JUST VALUE	72,371
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	75,827

BLDG:1:3: RP: 0583396_ 1972 GLENHILL
PRCL:0:3: 2/2023KW: OWNER LIVES @ 573802 LESSIE RD
BLDG:1:1: SW/MH ID: 5E203H3D0120

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH94480	MH MOVE-ON	2,000	05/01/1994
7271	MH MOVE-ON	18,000	05/11/1988

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0591/0449	2/26/1990	WD	U	I	18	100

GRANTOR: LEE ELMER G
GRANTEE: LEE ELMER L/E

BUILDING NOTES

BUILDING DIMENSIONS

USP=[YR=1994] W8 S8 BAS=[YR=1993] W52 S12 E32 S7 E12
USP=[YR=1994] E12 N7 W12 S7$ N7 E16 N12 W8$ E8 N8$.

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	0940	SHEDS/PORT	0	0	0	0	240.00	SF	30.00	30.00	100	1980	1980	3	20	1,440	
2	1242	WD DECK A	0	0	4	6	24.00	SF	10.00	10.00	100	1994	1994	3	20	48	

LAND DESCRIPTION

TOTAL OB/XF 1,488

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		OR	0.00	0.00	3.35	AC		1.00	1.00	1.00	18,000.00	18,000.00	60,300							

REVIEW DATE 08/03/2023 BY KWX Total Acres: 3.35 Total Land Value: 60,300 Market: 0 Agricultural: 0 Common: 60,300 PRINTED 08/06/2024 BY SYS