

COBB DAISY L/E/HIGGINBOTHAM LORETTA L/E ET AL
4338 WINDY LANE
HILLIARD, FL 32046

23-2N-23-0000-0005-0030

BUILDING CHARACTERISTICS

ELEMENTCD

Exterior Wall Roof Structur

3003

VINYL 100
GABLE/HIP 100

Roof Cover Interior Wall Interior Floop Air Condition Heating Type Bedrooms Bathrooms Frame Stories Units

12050803040201

MODULAR MT 100
DRYWALL 100
SHT VINYL 100
CENTRAL 100
AIR DUCTED 100 4 100
WOOD FRAME 100
1. 1. 100
0 100

QualityDOR CODEMAP NUMNEIGHBORHOOD/LOC

050200MOBILE HOME099003.00

Quality Level 05
MOBILE HOME
MKT AREA
9003.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAS1,4561001,45672,334

TOTALS1,4561,45672,334

EXTRA FEATURES

L NOBJ/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OBJ/XF MKT VALUENOTES

11242WD DECK A010010880.00SF10.0010.0010020002000320160

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000102CSFR/MH1000005OR0.000.001.06AC1.001.001.0030,000.0030,000.0031,800

REVIEW DATE08/29/2019BYTWA

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0800021,456144.0000108.00157,248200020000054.0046.00

M/H 94+ - 100% - 0Heated Area: 1456HX Base Yr

BLD DATEXF DATEINC DATE

06/13/2023MLU

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE72,334

TOTAL MARKET OB/XF VALUE160

TOTAL LAND VALUE - MARKET31,800

TOTAL MARKET VALUE104,294

SOH/AGL Deduction55,777

ASSESSED VALUE48,517

TOTAL EXEMPTION VALUEHX HB DD35,000

BASE TAXABLE VALUE13,517

TOTAL JUST VALUE104,294

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE102,407

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE

0932/01975/12/2000WDUUI18100

GRANTOR: COBB DAISY

GRANTEE: SWANSON LORIE LYNN

0931/17015/10/2000WDUUI06100

GRANTOR: SWANSON LORIE LYNN

GRANTEE: COBB DAISY

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2000] W56 S26 E56 N26\$.

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