

PT OF LOTS 1 2 & 3
IN OR 1794/1122
ESMT OR 1180/198 & OR 1301/916

BRANNAN JAMES C III &/SHEPARD STEPHANIE
PO BOX 621
HILLIARD, FL 32046

2024

25-4N-23-2020-0001-0010



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	10	ABOVE AVG 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floo	13	LVT/LAMMT 70		
Interior Floo	11	CLAY TILE 30		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		4 100		
Bathrooms		2.5 100		
Frame	02	WOOD FRAME 100		
Stories	0	0 100		
Units	0	0 100		
Occupancy	00	NONE 100		
Quality		02	Quality Level 02	
DOR CODE		5500	TIMBERLAND 80-89	
MAP NUM			MKT AREA	09
NEIGHBORHOOD/LOC		9001.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,492	100	2,492	300,981
FGR	528	55	290	35,026
FOP	176	30	53	6,401
FOP	224	30	67	8,092
FSP	144	40	58	7,005
TOTALS		3,564	2,960	357,505

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,960	101.1769	126.47	374,351	2013	2013	0	0	0	4.50	95.50

2 SNGL FAM - 100% - 2014