LOT 1
ANDREWS ACRES PB 6/66

REWIS WILLIAM BENJAMIN/REWIS ANGEL HOPE
17064 HODGES ROAD
HILLIARD, FL 32046

2024

27-4N-23-0070-0001-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	04	Quality Level 04

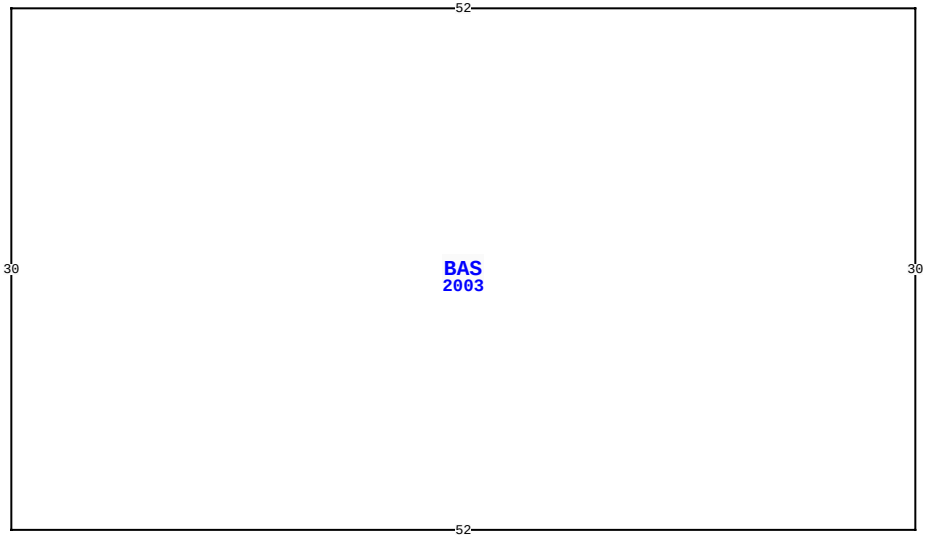
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100	1,560	81,647
TOTALS	1,560		1,560	81,647

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,560	134.2000	100.65	157,014	2003	2003	0	0	0	48.00	52.00

1 M/H 94+ – 0% - 0 Heated Area: 1560 HX Base Yr



17064 HODGES RD, HILLIARD

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

NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	81,647
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	75,000
TOTAL MARKET VALUE	156,647
SOH/AGL Deduction	9,051
ASSESSED VALUE	147,596
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	147,596
TOTAL JUST VALUE	156,647
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	154,135

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M037558	MH MOVE-ON	0	10/01/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2688/1463	1/10/2024	QC	U	I	11	100
GRANTOR: REWIS ANGEL H						
GRANTEE: REWIS WILLIAM BENJA						
2513/0930	11/01/2021	QC	U	I	11	100
GRANTOR: ALLEN WILLIAM J						
GRANTEE: REWIS ANGEL H						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W52 S30 E52 N30$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	000115	C	SFR ACRES	0	0005	OR	0.00	0.00	2.50	AC		1.00	1.00	1.00	30,000.00	30,000.00	75,000							

REVIEW DATE 03/05/2024 BY WWA Total Acres: 2.50 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/06/2024 BY SYS