PT OF SE1/4 OF NE1/4 PAR 1-16
IN OR 2302/911

HUDSON KAREN & PAUL G JR/HUDSON PAUL G III
36029 BUTTERFLY LANE
HILLIARD, FL 32046

2024

28-3N-24-0000-0001-0160

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	06	Quality Level 06

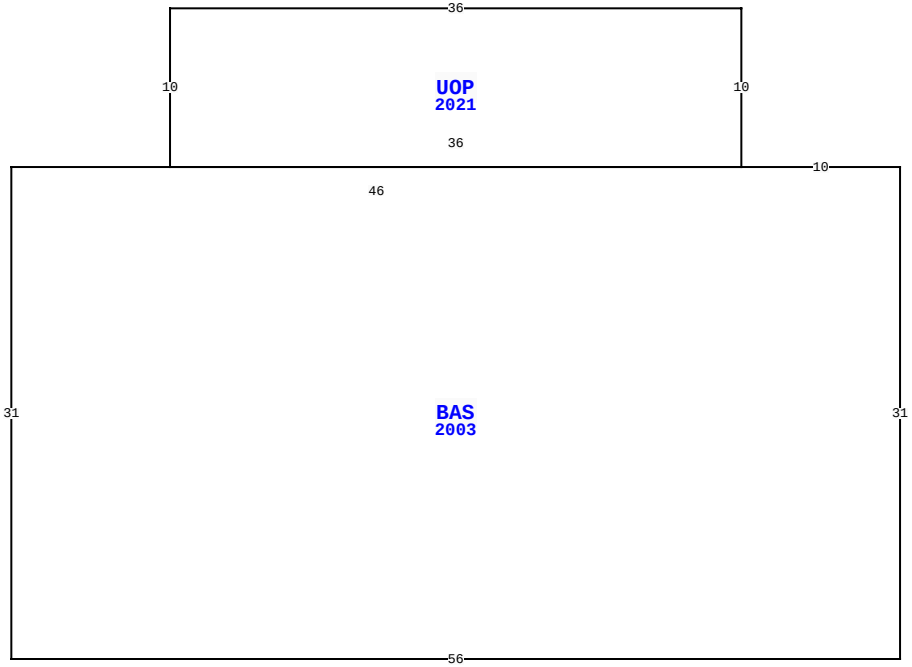
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,736	100	1,736	103,154
UOP	360	25	90	5,348
TOTALS	2,096		1,826	108,502

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,826	152.3600	114.27	208,657	2003	2003	0	0	0	48.00	52.00

1 M/H 94+ – 100% - 0 Heated Area: 1736 HX Base Yr



36029 BUTTERFLY LN, HILLIARD

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		108,502
TOTAL MARKET OB/XF VALUE		30,037
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		168,539
SOH/AGL Deduction		85,376
ASSESSED VALUE		83,163
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		33,163
TOTAL JUST VALUE		168,539
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		166,913

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P036951	NEW CONSTR	0	01/07/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2302/0911	8/09/2019	QC	U	I	11	100
GRANTOR: HUDSON KAREN						
GRANTEE: HUDSON KAREN L & PA						
2296/1394	8/09/2019	QC	U	I	11	18,000
GRANTOR: HUDSON KAREN L						
GRANTEE: HUDSON KAREN L & PA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W10 UOP=[YR=2021] N10 W36 S10 E36$ W46 S31 E56 N31$.

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	0510	GARAGE WD-	0	100	40	30	1,200.00	SF	35.00	35.00	100	2011	2011	3	64	26,880	
2	0811	CONCRETE B	0	100	30	22	660.00	SF	5.20	5.20	100	2011	2011	3	92	3,157	

LAND DESCRIPTION

TOTAL OB/XF 30,037

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	100		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 05/20/2022 BY TWA Total Acres: 1.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 08/06/2024 BY SYS