LOT 3
IN OR 1220/993
R673284 & R673285

CARMICHAEL RHONDA D
552660 US HWY 1
HILLIARD, FL 32046

2024

32-4N-24-019B-0003-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	11	SLATE 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
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	04	Quality Level 04

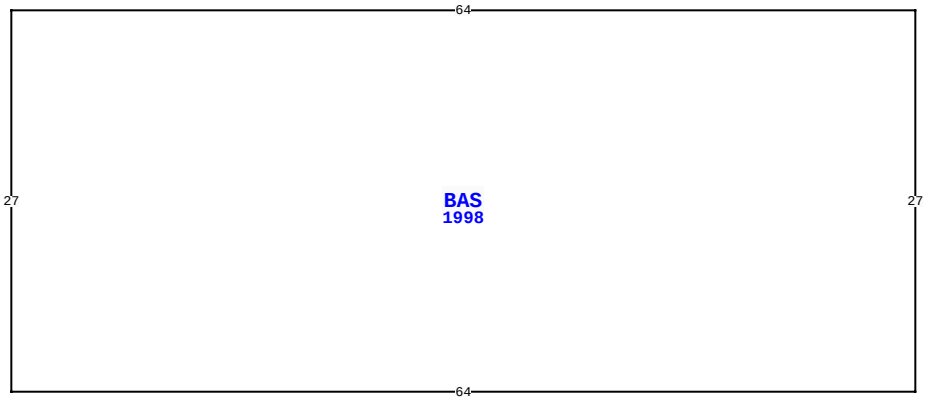
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,728	100	1,728	81,054
TOTALS	1,728		1,728	81,054

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,728	135.9600	101.97	176,204	1995	2000	0	0	0	54.00	46.00

1 M/H 94+ – 0% - 0 Heated Area: 1728 HX Base Yr



552660 US HWY 1, 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	81,054
TOTAL MARKET OB/XF VALUE	8,123
TOTAL LAND VALUE - MARKET	55,335
TOTAL MARKET VALUE	144,512
SOH/AGL Deduction	23,972
ASSESSED VALUE	120,540
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	120,540
TOTAL JUST VALUE	144,512
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	142,599

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MHU95779	MH MOVE-ON	0	02/01/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1220/0993	4/06/2004	WD	U	I	05	60,000
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: CARMICHAEL RHONDA D						
1161/1518	8/12/2003	CT	U	I	14	100
GRANTOR: CLERK OF COURT						
GRANTEE: FEDERAL NATIONAL MO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1998] W64 S27 E64 N27$.

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	0500	FP-PRE FAB	0	0	0	0	2.00	UT	3,500.00	3,500.00	100	1995	1995	3	77	5,390	
2	0811	CONCRETE B	0	0	0	0	306.00	SF	5.20	5.20	100	1999	1999	3	77	1,225	
3	0351	CARPORT MT	0	0	25	18	450.00	SF	6.60	6.60	100	2001	2001	3	20	594	
4	0752	USP	0	0	21	10	210.00	SF	15.00	15.00	100	2001	2001	3	29	914	

LAND DESCRIPTION

TOTAL OB/XF 8,123

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	2.17	AC		1.00	1.00	0.85	30,000.00	25,500.00	55,335							

REVIEW DATE 06/15/2021 BY TWA Total Acres: 2.17 Total Land Value: 55,335 Market: 0 Agricultural: 0 Common: 55,335 PRINTED 08/06/2024 BY SYS