

ROLAND JOSHUA KYLE & LYNDEY DEANN
456249 OLD DIXIE HWY
HILLIARD, FL 32046

34-3N-24-0000-0003-0060

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

0800021,897123.000092.25174,998201120110032.0068.00

Roof Structure03GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall05DRYWALL 100

Interior Floor13LVT/LAMNT 50

Interior Floor14CARPET 50

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms2 100

Frame02WOOD FRAME 100

Stories00 100

Units0 100

Quality03Quality Level 03

DOR CODE0200MOBILE HOME

MAP NUMMKT AREA09

NEIGHBORHOOD/LOC9001.00

AREA TYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAS1,8001001,800112,914

FOP32430976,085

TOTALS2,1241,897118,999

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

10500FP-PRE FAB0100001.00UT3,500.003,500.00100201120113943,290

20200BARN WD 0-010040301,200.00SF15.0015.001002011201136411,520

40810CONCRETE A01002014280.00SF6.506.50100201120113921,674

50830FLAGSTONE010000210.00SF12.0012.00100201120113922,318

60936SEPTC TANK0100001.00UT6,000.006,000.001002016201631006,000

70200BARN WD 0-01003020600.00SF20.0020.001002017201738410,080

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPPTH FACT% COND TOT ADJUNIT PRICEADJ UNIT PRICELAND VALUETHOTER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000115CSFR ACRES1000006OR0.000.006.34AC1.001.001.0019,000.0019,000.00120,460

REVIEW DATE03/12/2024BYWWATotal Acres: 6.34Total Land Value: 120,460Market: 0Agricultural: 0Common: 120,460PRINTED 08/06/2024 BY SYS

MARKET ADJUSTMENTS

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

0800021,897123.000092.25174,998201120110032.0068.00

Heated Area: 1800HX Base Yr 2024

BAS2010

FOP2022

456249 OLD DIXIE HWY, HILLIARD

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

06/16/2023MLU

TOTAL OB/XF34,882

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE118,999

TOTAL MARKET OB/XF VALUE34,882

TOTAL LAND VALUE - MARKET120,460

TOTAL MARKET VALUE274,341

SOH/AGL Deduction45,584

ASSESSED VALUE228,757

TOTAL EXEMPTION VALUEHX HB50,000

BASE TAXABLE VALUE178,757

TOTAL JUST VALUE274,341

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE296,501

PERMIT NUMDESCRIPTIONAMTISSUED

MH165752CO ISSUED009/30/2016

MH165752MH MOVE-ON009/30/2016

MH5312CO ISSUED012/17/2010

M15759H/AC011/01/2010

P14524NEW CONSTR011/01/2010

SALES DATA

OFF RECORD NumberDATETYPEINSTQU / I / V / I / RSN CD SALE PRICE

2629/3323/31/2023WDQI01285,000

GRANTOR: COLLINS DAVID D JR &

GRANTEE: ROLAND JOSHUA KYLE

1758/16129/28/2011QCUI11100

GRANTOR: WISE KATHY

GRANTEE: WISE KATHY & DAVID

BUILDING NOTES

BUILDING DIMENSIONS

FOP=[YR=2022] N12 W27 S12 E27\$ BAS=[YR=2010] W60 S30 E60 N30\$.