IN OR 1583/455
R235624 & R235625

BOYETT JAMES L JR REV TRUST/BOYETT JAMES L TRUSTEE
217 SUNSET RD
WAYCROSS, GA 31503

2024

37-3N-23-0000-0001-0260

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	02	WALL BOARD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Quality	03	Quality Level 03

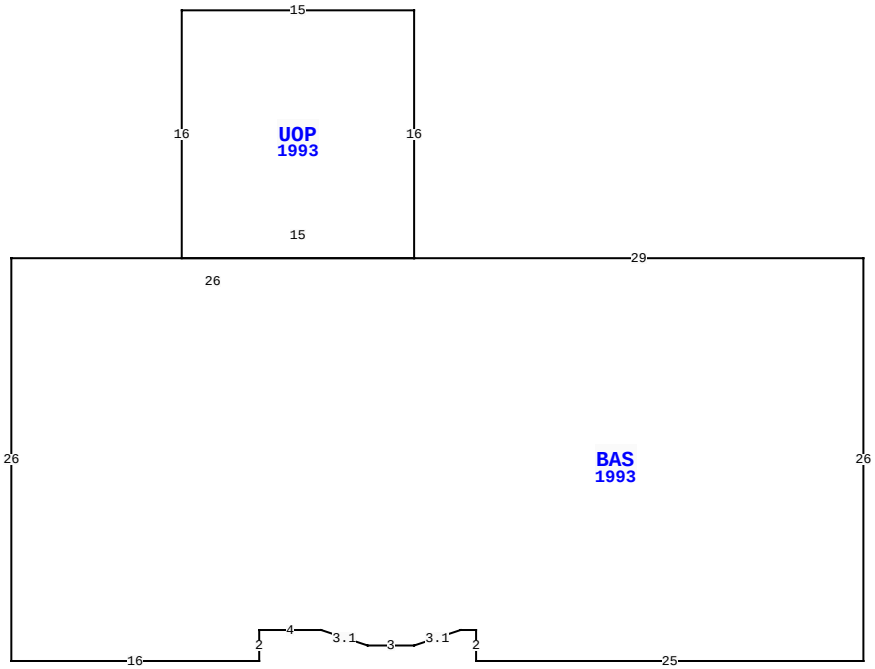
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,408	100	1,408	29,568
UOP	240	25	60	1,260
TOTALS	1,648		1,468	30,828

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,468	100.0000	70.00	102,760	1984	1984	0	0	0	70.00	30.00

1 M/H 93- – 0% - 0 Heated Area: 1408 HX Base Yr



10230 MULBERRY LANDING ANX, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/16/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	30,828
TOTAL MARKET OB/XF VALUE	629
TOTAL LAND VALUE - MARKET	96,520
TOTAL MARKET VALUE	127,977
SOH/AGL Deduction	40,813
ASSESSED VALUE	87,164
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	87,164
TOTAL JUST VALUE	127,977
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	125,775

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1583/0455	8/29/2008	WD	U	I	01	100
GRANTOR: BOYETT JAMES L JR						
GRANTEE: BOYETT JOSEPH L TRU						
0324/0765	11/01/1980	WD	Q	V		10,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W29 UOP=[YR=1993] N16 W15 S16 E15$ W26 S26 E16 N2 E4 D1 R3 E3 U1 R3 E1 S2 E25N26$.

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	0350	CARPORT WD	0	0	24	18	432.00	SF	7.28	7.28	100	1999	1999	3	20	629	

LAND DESCRIPTION

TOTAL OB/XF 629

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	0005	OR	0.00	0.00	5.08	AC		1.00	1.00	1.00	19,000.00	19,000.00	96,520							

REVIEW DATE 01/14/2021 BY WWA Total Acres: 5.08 Total Land Value: 96,520 Market: 0 Agricultural: 0 Common: 96,520 PRINTED 08/06/2024 BY SYS