LOT 67
IN OR 1614/1693
MULBERRY LANDING 1 PB 4/37

STROUD KIMBERLY ANN/STROUD JOSEPH C
1248 MULBERRY LANDING ROAD
HILLIARD, FL 32046

2024

37-3N-23-2070-0067-0000

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	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

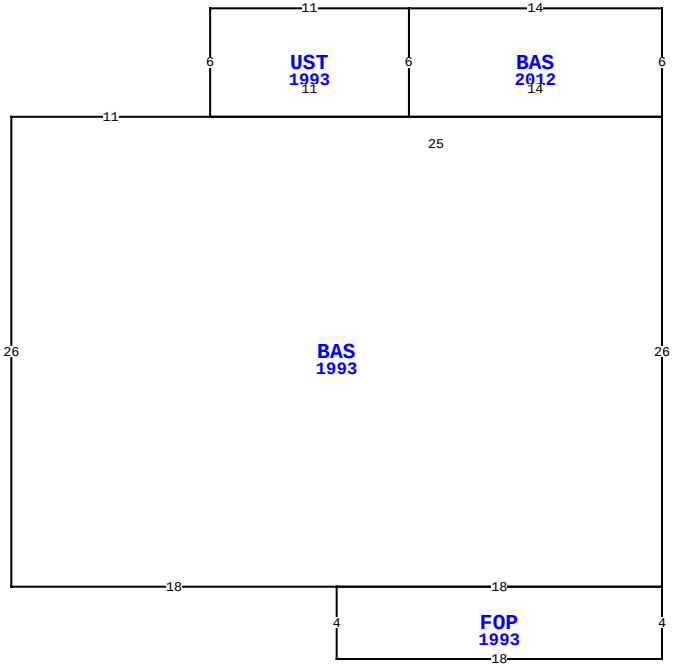
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	936	100	936	76,911
BAS	84	100	84	6,902
FOP	72	30	22	1,808
UST	66	45	30	2,465
TOTALS	1,158		1,072	88,086

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,072	101.7600	96.67	103,630	1982	1992	0	0	0	15.00	85.00

1 SINGLE FAM – 100% - 2017 Heated Area: 1020 HX Base Yr 2017



1248 MULBERRY LANDING RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		88,086
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		35,020
TOTAL MARKET VALUE		123,106
SOH/AGL Deduction		54,714
ASSESSED VALUE		68,392
TOTAL EXEMPTION VALUE	HX HB	43,392
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		123,106
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		118,950

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531093	XFOB	12,479	09/30/2015

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1614/1693	3/10/2009	WD	U	I	19	100

GRANTOR: FLEISHER JAY & SHERRY
GRANTEE: STROUD SHERRY F & J

0912/0506	12/20/1999	QC	U	I	01	100

GRANTOR: FLEISHER JAY & SHERRY
GRANTEE: FLEISHER JAY & SHER

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2012] W14 UST=[YR=1993] W11 S6 BAS=[YR=1993] W11 S26 E18 FOP=[YR=1993] S4 E18 N4 W18 $ E18 N26 W25 $ E11 N6 $ S6 E14 N6 $.

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	000100	C	SFR	100	0006	OR	0.00	0.00	1.03	AC		1.00	1.00	1.00	34,000.00	34,000.00	35,020							

REVIEW DATE 04/27/2020 BY TWA Total Acres: 1.03 Total Land Value: 35,020 Market: 0 Agricultural: 0 Common: 35,020 PRINTED 08/06/2024 BY SYS