

LOT 4
IN OR 702 PG 1175
BELL FARMS PB 5/376

MORRIS LINDA M
24047 HAWK HAVEN LANE
HILLIARD, FL 32046

2025

02-2N-23-015B-0004-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	20	FACE BRICK 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 80			
Interior Floor	11	CLAY TILE 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			
Occupancy	00	NONE 100			
Quality	02	Quality Level 02			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 09			
NEIGHBORHOOD/LOC	9001.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,322	100	1996	2,322	251,211
FGR	484	55	1996	266	28,778
FOP	234	30	1996	70	7,573
FSP	195	40	2016	78	8,439
PTO	207	5	1996	10	1,082

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,746	99.0432	130.74	359,012	1996	2001	0	0	0 17.25	82.75
1 SNGL FAM - 100% - 1997 Heated Area: 2322 HX Base Yr 1997											

NASSAU COUNTY PROPERTY				PAGE 1 of 1	6
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE				297,082	
TOTAL MARKET OB/XF VALUE				9,902	
TOTAL LAND VALUE - MARKET				120,510	
TOTAL MARKET VALUE				427,494	
SOH/AGL Deduction				229,124	
ASSESSED VALUE				198,370	
TOTAL EXEMPTION VALUE		HX HB		50,722	
BASE TAXABLE VALUE				147,648	
TOTAL JUST VALUE				427,494	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				411,460	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
230007111	ROOF	19,800	06/01/2023
R1615462	REPAIR/RRF	11,975	11/01/2016
B952198	NEW CONSTR	84,607	09/01/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0702/1175	4/18/1994	WD	Q	V		18,000
GRANTOR: BELL PATRICIA ANN						
GRANTEE: MORRIS LINDA M						

BUILDING NOTES						

BUILDING DIMENSIONS						
BAS=[YR=1996] W2 PTO=[YR=1996] N9 W23 FSP=[YR=2016] W23 S9 E2 N2 E6 S2 E15 N9 \$ S9 E23 \$ W40 N2 W6 S2 W2 N9 W17 S32 FGR=[YR=1996] S22 E21 FOP=[YR=1996] S4 E19 N12 W2 N2 W7 S2 W9 S8 W1 \$ E1 N22 W22 \$ E22 S14 E9 N2 E7 S2 E29 N37 \$.						

TOTALS		3,442					2,746	297,082	24047 HAWK HAVEN LN, HILLIARD					XF DATE INC DATE		LAND DATE AG DATE		05/09/2025	MLU
EXTRA FEATURES																			
L N	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	0812	CONCRETE C	0	100	0	0	1,590.00	SF	4.00	4.00	100	1996	1996	3	70	4,452			
2	0681	POLE SHED	0	100	30	14	420.00	SF	15.00	15.00	100	1997	1997	3	24	1,512			
3	0940	SHEDS/PORT	0	100	16	10	160.00	SF	30.00	30.00	100	1997	1997	3	20	960			
4	0350	CARPORT WD	0	100	20	16	320.00	SF	13.00	13.00	100	2000	2000	3	20	832			
5	0681	POLE SHED	0	100	16	9	144.00	SF	15.00	15.00	100	2010	2010	3	56	1,210			
6	0940	SHEDS/PORT	0	100	13	12	156.00	SF	30.00	30.00	100	1997	1997	3	20	936			

LAND DESCRIPTION										TOTAL OB/XF															9,902									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	RES	100	0004	OR	0.00	0.00	6.18	AC		1.00	1.00	1.00	19,500.00	19,500.00	120,510																	