



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																						VALUATION BY Tax Group: 6 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 110 TOTAL MARKET VALUE 110 SOH/AGL Deduction 0 ASSESSED VALUE 110 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 110 TOTAL JUST VALUE 110 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 110									
DOR CODE 0000 VACANT										MAP NUM MKT AREA 08										NEIGHBORHOOD/LOC 8001.00											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 0724/0967 2/24/1995 WD U V 09 318,929 GRANTOR: CASSIDY RICHARD SR GRANTEE: CCRC WOODLANDS LTD															
TOTALS										EXTRA FEATURES										BUILDING NOTES											
										CR 108, HILLIARD										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE											
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	BUILDING DIMENSIONS														
LAND DESCRIPTION										TOTAL OB/XF																					
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	0		OR	0.00	0.00	4.00	UT		1.00	1.00	1.10	25.00	27.50	110														
REVIEW DATE 05/17/2021 BY MH Total Acres: 0.00 Total Land Value: 110 Market: 0 Agricultural: 0 Common: 110 PRINTED 07/30/2025 BY SYS																															