



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 STANDARD Tax Group: 6 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 798 TOTAL MARKET VALUE 798 SOH/AGL Deduction 0 ASSESSED VALUE 798 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 798 TOTAL JUST VALUE 798 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 798														
DOR CODE 0000 VACANT																	PERMIT NUM				DESCRIPTION				AMT			ISSUED			
MAP NUM																															
NEIGHBORHOOD/LOC 8001.00																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE												SALES DATA														
																	OFF RECORD Number DATE TYPE INST Q U / V I / RSN CD SALE PRICE 0724/0971 2/24/1995 WD U V 09 6,425,000 GRANTOR: CASSIDY CAROL T GRANTEE: CCRC WOODLANDS LTD														
TOTALS																															
EXTRA FEATURES						CR 108, HILLIARD																									
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 NOTES														
																	BUILDING DIMENSIONS														
LAND DESCRIPTION																	TOTAL OB/XF 0														
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	29.00	UT		1.00	1.00	1.10	25.00	27.50	798														
REVIEW DATE 05/17/2021 BY MH Total Acres: 0.00 Total Land Value: 798 Market: 0 Agricultural: 0 Common: 798 PRINTED 07/30/2025 BY SYS																															