



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 450 TOTAL MARKET VALUE 450 SOH/AGL Deduction 0 ASSESSED VALUE 450 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 450 TOTAL JUST VALUE 450 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 450									
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 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										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	18.00	UT		1.00	1.00	1.00	25.00	25.00	450														
REVIEW DATE 05/17/2021 BY MH										Total Acres: 0.00 Total Land Value: 450										Market: 0 Agricultural: 0 Common: 450 PRINTED 07/30/2025 BY SYS											