PT OF BLKS 25,27 & PT ABND 8TH
ST IN OR 2042/1264(EX UTIL
ESMT IN OR 1961/825)

LIBBY ARTHUR DALE & JANICE PAULETTE
552073 US HWY 1 NORTH
HILLIARD, FL 32046

2025

05-3N-24-0000-0033-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 100
Bedrooms		9 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	03	DIST HI 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

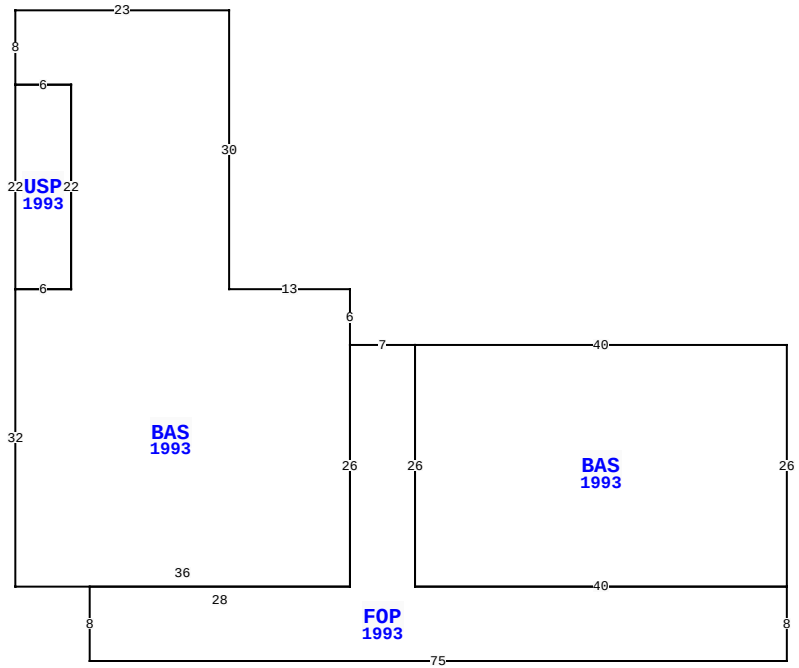
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 6001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,040	100	1993	1,040	44,730
BAS	1,710	100	1993	1,710	73,547
FOP	782	30	1993	235	10,107
USP	132	30	1993	40	1,720
TOTALS	3,664			3,025	130,105

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	3,025	92.0000	92.00	278,300	1920	1920	0	0	20	33.25	46.75

1 SINGLE FAM – 0% - 0 Heated Area: 2750 HX Base Yr



552073 US HWY 1, HILLIARD

BLD DATE	08/19/2008 JH	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	240,964
TOTAL MARKET OB/XF VALUE	226
TOTAL LAND VALUE - MARKET	228,690
TOTAL MARKET VALUE	469,880
SOH/AGL Deduction	177,207
ASSESSED VALUE	292,673
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	292,673
TOTAL JUST VALUE	469,880
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	456,452

PERMIT NUM	DESCRIPTION	AMT	ISSUED
180098	NEW CONSTR	0	05/01/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2042/1264	8/08/2015	WD	U	I	11	100
GRANTOR: BARBER LINDA JANE & G						
GRANTEE: LIBBY ARTHUR DALE &						
2031/0298	8/08/2015	WD	U	I	16	15,000
GRANTOR: BARBER LINDA JANE ET						
GRANTEE: LIBBY ARTHUR DALE &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W40 FOP=[YR=1993] W7 BAS=[YR=1993] N6 W13 N30 W23 S8 USP=[YR=1993] S22 E6 N22 W6$ E6 S22 W6 S32E36 N26$ S26 W28 S8 E75 N8 W40 N26$ S26 E40 N26$.

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
1	1242	WD DECK A	0	0	13	7	91.00	SF	8.00	8.00	100	2008	2008	3	31	226	

LAND DESCRIPTION

TOTAL OB/XF 226

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	RES	0	0004	A-1	0.00	0.00	152,460.00	SF		1.00	1.00	0.75	2.00	1.50	228,690							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 228,690 Market: 0 Agricultural: 0 Common: 228,690 PRINTED 07/30/2025 BY SYS

PT OF BLKS 25,27 & PT ABND 8TH
ST IN OR 2042/1264(EX UTIL
ESMT IN OR 1961/825)

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552073 US HWY 1 NORTH
HILLIARD, FL 32046

2025

05-3N-24-0000-0033-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

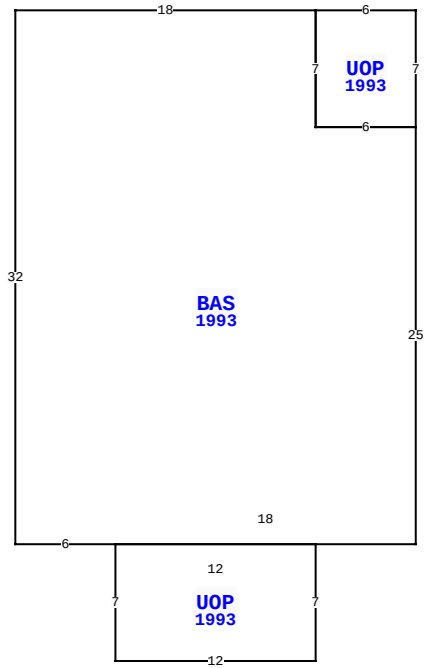
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	01	NONE 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame		N/A 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	03	DIST HI 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	726	100	1993	726	56,278
UOP	42	20	1993	8	620
UOP	84	20	1993	17	1,318
TOTALS	852			751	58,216

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	751	101.0000	101.00	75,851	1920	1960	0	0	0	23.25	76.75

2 SINGLE FAM – 0% - 0 Heated Area: 726 HX Base Yr



552073 US HWY 1, HILLIARD

BLD DATE	08/19/2008 JH	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	240,964
TOTAL MARKET OB/XF VALUE	226
TOTAL LAND VALUE - MARKET	228,690
TOTAL MARKET VALUE	469,880
SOH/AGL Deduction	177,207
ASSESSED VALUE	292,673
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	292,673
TOTAL JUST VALUE	469,880
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	456,452

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2042/1264	8/08/2015	WD	U	I	11	100
GRANTOR: BARBER LINDA JANE & G						
GRANTEE: LIBBY ARTHUR DALE &						
2031/0298	8/08/2015	WD	U	I	16	15,000
GRANTOR: BARBER LINDA JANE ET						
GRANTEE: LIBBY ARTHUR DALE &						

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=1993] W6 BAS=[YR=1993] W18 S32 E6 UOP=[YR=1993] S7 E12 N7 W12$ E18 N25 W6 N7$ S7 E6 N7$.

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

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 228,690 Market: 0 Agricultural: 0 Common: 228,690 PRINTED 07/30/2025 BY SYS

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552073 US HWY 1 NORTH
HILLIARD, FL 32046

2025

05-3N-24-0000-0033-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

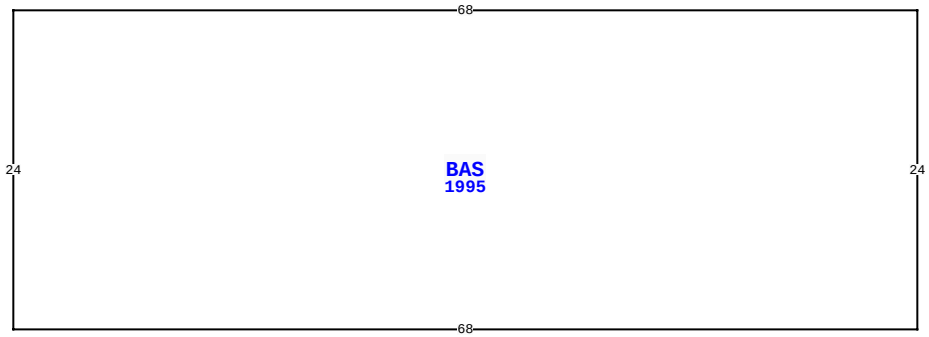
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame		N/A 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,632	100	1995	1,632	37,836
TOTALS	1,632			1,632	37,836

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,632	96.6000	77.28	126,121	1974	1974	0	0	0	70.00	30.00

3 M/H 93- – 0% - 0 Heated Area: 1632 HX Base Yr



552073 US HWY 1, HILLIARD

BLD DATE	08/19/2008 JH	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	240,964
TOTAL MARKET OB/XF VALUE	226
TOTAL LAND VALUE - MARKET	228,690
TOTAL MARKET VALUE	469,880
SOH/AGL Deduction	177,207
ASSESSED VALUE	292,673
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	292,673
TOTAL JUST VALUE	469,880
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	456,452

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2042/1264	8/08/2015	WD	U	I	11	100
GRANTOR: BARBER LINDA JANE & G						
GRANTEE: LIBBY ARTHUR DALE &						
2031/0298	8/08/2015	WD	U	I	16	15,000
GRANTOR: BARBER LINDA JANE ET						
GRANTEE: LIBBY ARTHUR DALE &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995] W68 S24 E68 N24$.

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

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

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 228,690 Market: 0 Agricultural: 0 Common: 228,690 PRINTED 07/30/2025 BY SYS

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HILLIARD, FL 32046

2025

05-3N-24-0000-0033-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

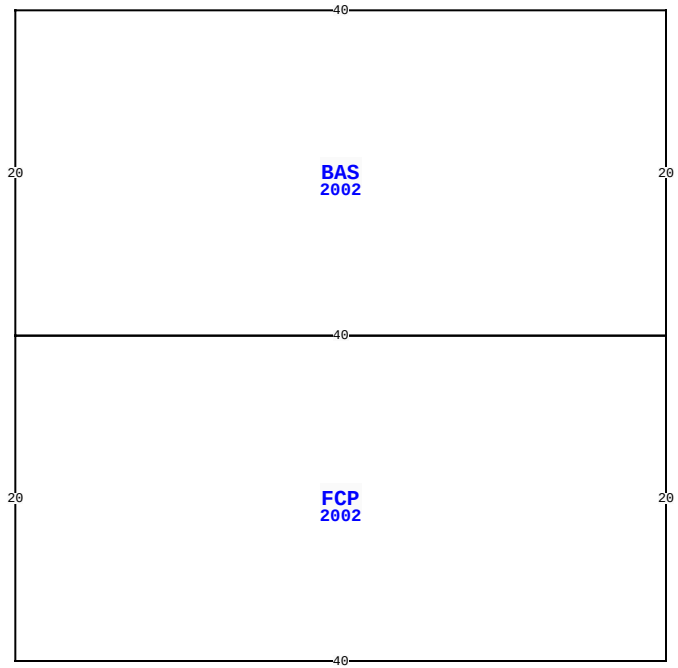
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 06
NEIGHBORHOOD/LOC 6001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	800	100	2002	800	11,846
FCP	800	25	2002	200	2,961
TOTALS	1,600			1,000	14,807

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6500	01	1,000	61.5600	22.78	22,780	2002	2002	0	0	0	35.00	65.00

4 GARAGE RES – 0% - 0 Heated Area: 800 HX Base Yr



552073 US HWY 1, HILLIARD

BLD DATE	08/19/2008 JH	LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
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TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	292,673
TOTAL JUST VALUE	469,880
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	456,452

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2042/1264	8/08/2015	WD	U	I	11	100
GRANTOR: BARBER LINDA JANE & G						
GRANTEE: LIBBY ARTHUR DALE &						
2031/0298	8/08/2015	WD	U	I	16	15,000
GRANTOR: BARBER LINDA JANE ET						
GRANTEE: LIBBY ARTHUR DALE &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W40 S20 FCP=[YR=2002] S20 E40 N20 W40$ E40 N20$
.

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

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 228,690 Market: 0 Agricultural: 0 Common: 228,690 PRINTED 07/30/2025 BY SYS