LYING OF RR & EAST OF SSCC
30 FT GRADE EXTENDING IN A
NORTH NORTHWESTERLY DIRECTION

STONE CONTAINER CORPORATION C/O ROCKTENN
C/O SMURFIT WESTROCK ATTN: AR, 600 N 8TH ST
FERNANDINA BEACH, FL 32034

2025

08-1N-23-0000-0001-0010

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5900	TIMBERLAND UNCLASS	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

CRAWFORD RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025 MLU
INC DATE		AG DATE	11/04/2024 KBA

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	726,000
TOTAL MARKET VALUE	43,125
SOH/AGL Deduction	0
ASSESSED VALUE	43,125
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	43,125
TOTAL JUST VALUE	726,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	660,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

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
1	005902	A	HARDWOOD SI	0		OR	0.00	0.00	60.00	AC		1.00	1.00	1.00	190.00	190.00	11,400							
2	005600	A	TIMBER 3 N S	0		OR	0.00	0.00	45.00	AC		1.00	1.00	1.00	390.00	390.00	17,550							
3	005500	A	TIMBER 2 N S	0		OR	0.00	0.00	27.00	AC		1.00	1.00	1.00	525.00	525.00	14,175							
4	009910	M	MARKET VALUE	0		OR	0.00	0.00	132.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	726,000							

REVIEW DATE 05/09/2025 BY MLU Total Acres: 132.00 Total Land Value: 43,125 Market: 726,000 Agricultural: 43,125 Common: 0 PRINTED 07/30/2025 BY SYS