

GEE MARK G & LISA M
27046 MINNESOTA STREET
HILLIARD, FL 32046

08-3N-24-2380-0179-0010

NASSAU COUNTY PROPERTY						PAGE 1 of 1		3	
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 3			Tax Dist:						
BUILDING MARKET VALUE					190,922				
TOTAL MARKET OB/XF VALUE					2,879				
TOTAL LAND VALUE - MARKET					35,000				
TOTAL MARKET VALUE					228,801				
SOH/AGL Deduction					106,495				
ASSESSED VALUE					122,306				
TOTAL EXEMPTION VALUE			HX HB		50,722				
BASE TAXABLE VALUE					71,584				
TOTAL JUST VALUE					228,801				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					215,376				
PERMIT NUM		DESCRIPTION			AMT		ISSUED		
9705180		XF0B			5,862		05/21/1997		
		XF0B			400		12/22/1988		
08-0057		ADDITION			1,500		08/01/1988		
87-756		GARAGE			2,000		05/12/1987		
SALES DATA									
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1658/0854		10/24/2009		QC	U	I	11	100	
GRANTOR: PHILLIPS DORIS M									
GRANTEE: GEE MARK G & LISA M									
1519/0445		8/15/2007		CT	U	I	14	100	
GRANTOR: CLERK OF COURT									
GRANTEE: WM SPECIALTY MTGE L									
BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=1993] W29 N10 W21 S10 W6 UST=[YR=1993] W16									
UCP=[YR=1994] W20 S26 E20 UGR=[YR=1993] E16 N18 W16 S18 \$ N26									
\$ S8 E16 N8 \$ S26 E6 FEP=[YR=2012] S8 E26 N8 W10									
FOP=[YR=1993] N3 W6 S3 E6 \$ W16 \$ E10 N3 E6 S3 E34 N26 \$.									
ND UE	OTHER ADJUSTMENTS AND NOTES			YEAR	DENSITY	DECL	FRZ	YR	CONSRV
35,000									
Common: 35,000									
PRINTED 07/30/2025 BY SYS									