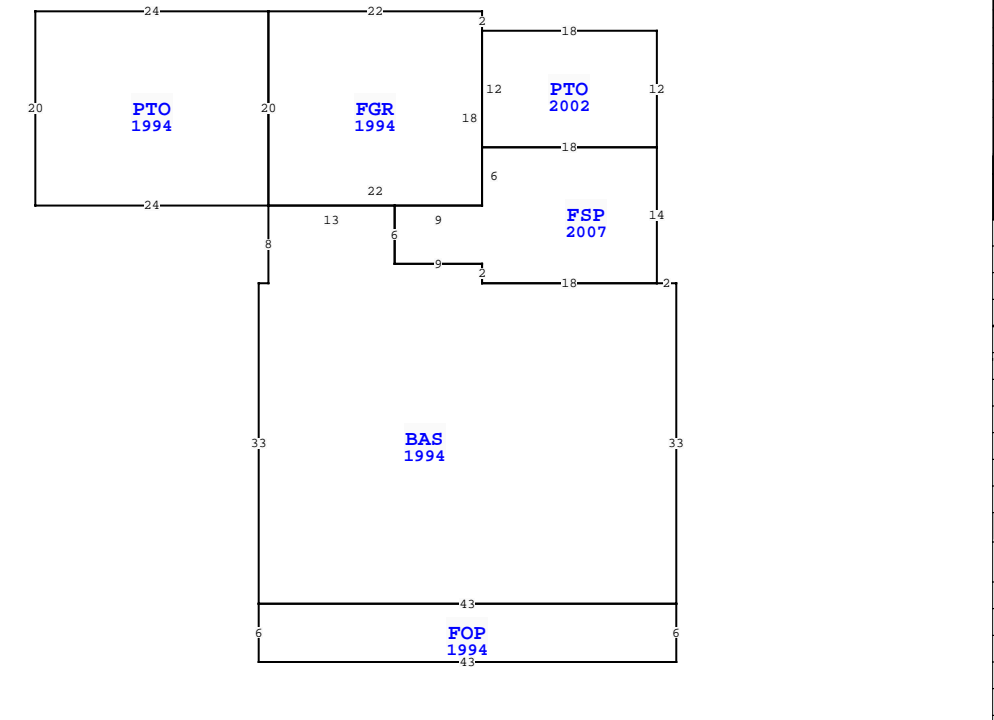


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	30 VINYL 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
BUD8 Adjustme	06 DIST 1D 100
Occupancy	00 NONE 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,017	94.3740	124.57	251,258	1994	1999	0	0	12.25	87.75



Quality	01 Quality Level 01				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 09				
NEIGHBORHOOD/LOC	9001.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,541	100	1994	1,541	168,447
FGR	440	55	1994	242	26,453
FOP	258	30	1994	77	8,417
FSP	306	40	2007	122	13,336
PTO	480	5	1994	24	2,624
PTO	216	5	2002	11	1,202
TOTALS	3,241			2,017	220,479

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			220,479
TOTAL MARKET OB/XF VALUE			17,453
TOTAL LAND VALUE - MARKET			114,600
TOTAL MARKET VALUE			352,532
SOH/AGL Deduction			195,837
ASSESSED VALUE			156,695
TOTAL EXEMPTION VALUE	WX HX HB		55,722
BASE TAXABLE VALUE			100,973
TOTAL JUST VALUE			352,532
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			323,295

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E18987	ELEC OTHER	0	04/01/2007
M12817	MECH OTHER	0	04/01/2007
P00001	OTHER	0	04/01/2007
C4922	CO ISSUED	0	01/01/2007
MH4922	MH MOVE-ON	0	01/01/2007
B94820	NEW CONSTR	97,500	03/01/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0254/0227	12/01/1977	WD	U	V		9,000

EXTRA FEATURES	23588 CR 121, HILLIARD	BLD DATE	LGL DATE	05/09/2025	MLU
		XF DATE	LAND DATE		
		INC 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
1	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1994	1994	3	74	2,590	
2	0510	GARAGE WD-	0	100	24	288.00	SF	24.85	24.85	100	2006	2006	3	40	2,863	
3	0937	WELL	0	0	0	1.00	UT	6,000.00	6,000.00	100	2007	2007	3	100	6,000	
4	0936	SEPTC TANK	0	0	0	1.00	UT	6,000.00	6,000.00	100	2007	2007	3	100	6,000	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1994] W2 FSP=[YR=2007] N14 PTO=[YR=2002] N12 W18 FGR=[YR=1994] N2 W22 PTO=[YR=1994] W24 S20E24N20S20E22 N18S\$12 E18\$W18S6W9S6E9S2E18\$ W18N2W9N6W13S8W1S33 POP=[YR=1994] S6 E43N6W43E43N33\$.	

LAND DESCRIPTION		TOTAL OB/XF 17,453																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPH 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	100	0004	OR	0.00	0.00	3.82	AC		1.00	1.00	1.00	30,000.00	30,000.00	114,600							