LOTS 61 & 62 IN OR 933/1712
CORNWALL SURVEY

BURNETTE SCOTT OTIS/BURNETTE SHERRY L
17262 CORNERSTONE RD
HILLIARD, FL 32046

2025

10-3N-23-2020-0061-0040

BUILDING CHARACTERISTICS

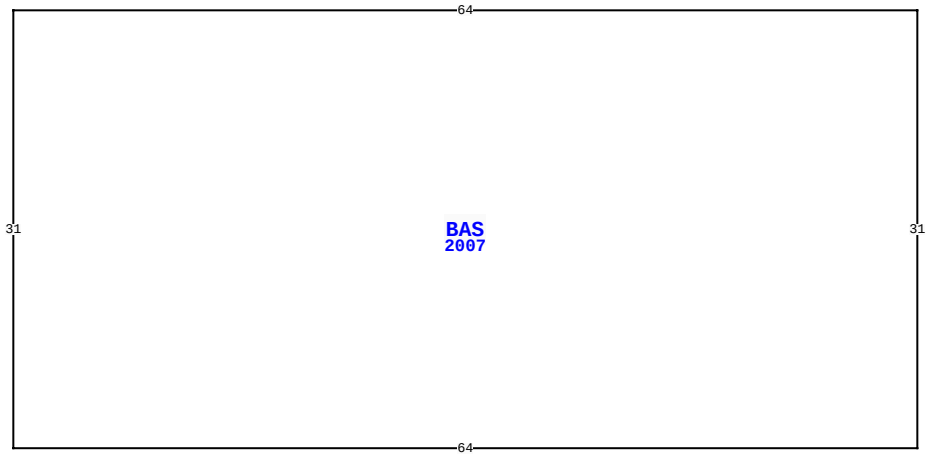
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	05	Quality Level 05
DOR CODE	0200	MOBILE HOME
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	1,984	100	2007	1,984	104,005
TOTALS	1,984			1,984	104,005

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,984	140.1600	119.14	236,374	2000	2000	0	0	0	56.00	44.00

1 M/H 94+ – 0% - 2023 Heated Area: 1984 HX Base Yr



17262 CORNERSTONE RD, HILLIARD

BLD DATE	03/11/2008	JH	LGL DATE	
XF DATE	03/11/2008	JH	LAND DATE	05/07/2025 MLU
INC DATE			AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	104,005
TOTAL MARKET OB/XF VALUE	4,621
TOTAL LAND VALUE - MARKET	80,150
TOTAL MARKET VALUE	188,776
SOH/AGL Deduction	28,767
ASSESSED VALUE	160,009
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	160,009
TOTAL JUST VALUE	188,776
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	169,425

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH0030	MOVE ON	0	03/01/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2659/1133	8/02/2016	AD	U	I	21	90,600
GRANTOR: DAVIS CLINTON A & ANG						
GRANTEE: BURNETTE SCOTT OTIS						
0933/1712	5/25/2000	WD	Q	V		15,500
GRANTOR: HARRELL STEPHEN & SHE						
GRANTEE: DAVIS CLINTON & ANG						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2007] W64S31E64N31$.

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	0681	POLE SHED	0	0	24	10	240.00	SF	15.00	15.00	100	2002	2002	3	29	1,044	
2	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2000	2000	3	83	2,905	
3	1242	WD DECK A	0	0	16	12	192.00	SF	10.00	10.00	100	2009	2009	3	35	672	

LAND DESCRIPTION

TOTAL OB/XF 4,621

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	0007	OR	0.00	0.00	2.29	AC		1.00	1.00	1.00	35,000.00	35,000.00	80,150							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 2.29 Total Land Value: 80,150 Market: 0 Agricultural: 0 Common: 80,150 PRINTED 07/30/2025 BY SYS