IN OR 2372/313
LOTS H & I

LLOYD LACEY J
241884 CR 121
HILLIARD, FL 32046

2025

14-4N-23-0000-0016-0060

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	20	FACE BRICK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 09

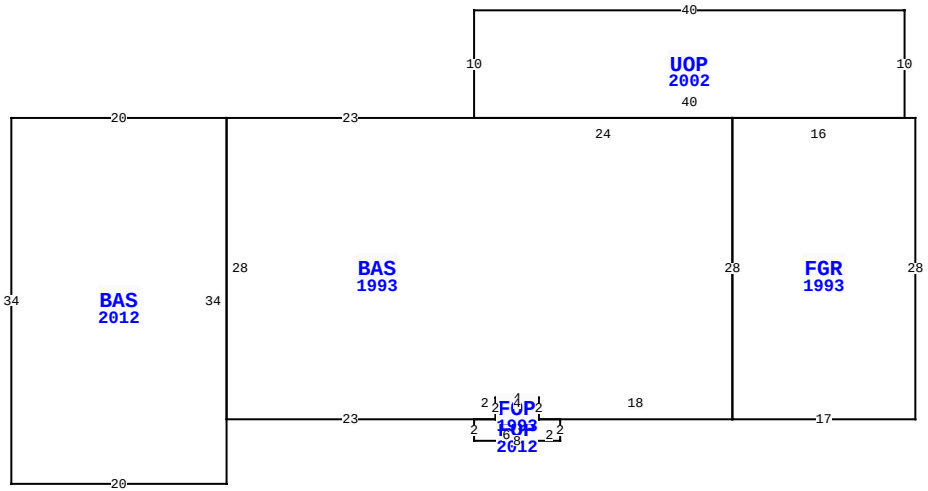
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,308	100	1993	1,308	137,155
BAS	680	100	2012	680	71,303
FGR	476	55	1993	262	27,473
FOP	8	30	1993	2	210
FOP	16	30	2012	5	524
UOP	400	20	2002	80	8,388
TOTALS	2,888			2,337	245,055

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,337	105.9282	139.83	326,783	1973	1993	0	0	0	25.01	74.99

1 SNGL FAM – 100% - 2021 Heated Area: 1988 HX Base Yr 2021



241884 CR 121, HILLIARD

BLD DATE		LGL DATE	05/21/2025 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	245,055
TOTAL MARKET OB/XF VALUE	5,634
TOTAL LAND VALUE - MARKET	45,000
TOTAL MARKET VALUE	295,689
SOH/AGL Deduction	71,131
ASSESSED VALUE	224,558
TOTAL EXEMPTION VALUE	HX HB 50,722
BASE TAXABLE VALUE	173,836
TOTAL JUST VALUE	295,689
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	269,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2372/0313	6/29/2020	WD	Q	I	02	249,900
GRANTOR: B Y FRANKLIN PROPERTI						
GRANTEE: LLOYD LACEY J						
2267/0781	4/10/2019	WD	U	I	37	60,000
GRANTOR: MCINTOSH ELIZABETH AN						
GRANTEE: B.Y. FRANKLIN PROPE						

BUILDING NOTES

BUILDING DIMENSIONS

FGR=[YR=1993] W1 UOP=[YR=2002] N10 W40 S10 BAS=[YR=1993] W23 BAS=[YR=2012] W20 S34 E20 N34$ S28 E23 FOP=[YR=2012] S2 E8 N2 W2 FOP=[YR=1993] N2 W4 S2 E4$ W6$ E2 N2 E4 S2 E18 N28 W24$ E40$ W16 S28 E17 N28$.

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	0810	CONCRETE A	0	100	0	0	80.00	SF	6.50	6.50	100	1980	1980	3	30	156	
2	0812	CONCRETE C	0	100	0	0	2,232.00	SF	4.00	4.00	100	1980	1980	3	30	2,678	
3	0510	GARAGE WD-	0	100	20	20	400.00	SF	35.00	35.00	100	1974	1974	3	20	2,800	

LAND DESCRIPTION

TOTAL OB/XF 5,634

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	100	0004	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	45,000.00	45,000.00	45,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 1.00 Total Land Value: 45,000 Market: 0 Agricultural: 0 Common: 45,000 PRINTED 07/30/2025 BY SYS