IN OR 1639/3
1996 FLEE DW/MH

RICHMANN SANDRA K EST
22539 CR 121
HILLIARD, FL 32046

2025

15-2N-23-0000-0011-0030

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
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	04	Quality Level 04

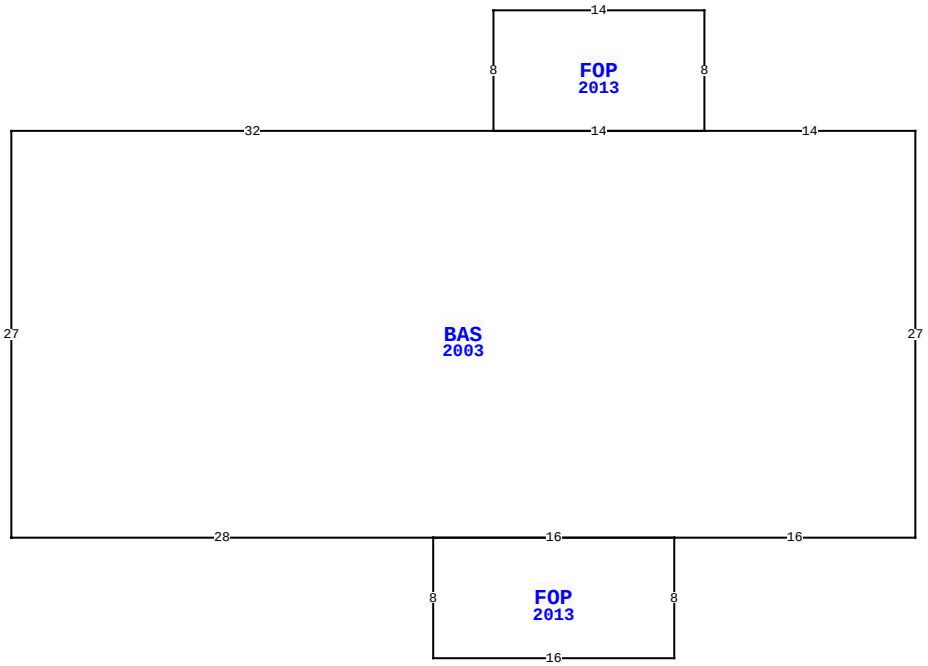
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100	2003	1,620	53,441
FOP	112	30	2013	34	1,122
FOP	128	30	2013	38	1,253
TOTALS	1,860			1,692	55,816

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,692	129.3600	109.96	186,052	1996	1996	0	0	0	70.00	30.00

1 M/H 94+ – 0% - 0 Heated Area: 1620 HX Base Yr



22539 CR 121, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 6	Tax Dist:
BUILDING MARKET VALUE	55,816
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	113,400
TOTAL MARKET VALUE	169,216
SOH/AGL Deduction	29,714
ASSESSED VALUE	139,502
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	139,502
TOTAL JUST VALUE	169,216
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	151,955

PERMIT NUM	DESCRIPTION	AMT	ISSUED
P036554	OTHER	0	01/03/2003
MH013473	MH MOVE-ON	0	06/01/2001
MH013473	MH MOVE-ON	0	04/01/2001
MH966157	MH MOVE-ON	0	11/01/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1639/0003	9/03/2009	QC	U	I	30	100
GRANTOR: BROUGHTON ALBERT						
GRANTEE: BROUGHTON ALBERT ET						
1478/1842	2/15/2007	QC	Q	I	01	100
GRANTOR: BROUGHTON WALTER R						
GRANTEE: BROUGHTON ALBERT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003;ORIG=0,0] W14 W14 W32 S27 E28 E16 E16 N27 $
FOP=[YR=2013;ORIG=-32,27] E16 S8 W16 N8 $
FOP=[YR=2013;ORIG=-28,-8] E14 S8 W14 N8 $
.

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	000100	C	RES	0		OR	0.00	0.00	3.78	AC		1.00	1.00	1.00	30,000.00	30,000.00	113,400							

REVIEW DATE 03/04/2024 BY WWA Total Acres: 3.78 Total Land Value: 113,400 Market: 0 Agricultural: 0 Common: 113,400 PRINTED 07/30/2025 BY SYS