PT OF SW1/4
IN OR 1874/187
R583772 & R583773

STANFORD RANDY & MARY
273627 MURRHEE RD
HILLIARD, FL 32046

2025

16-4N-24-0000-0006-0050

NASSAU COUNTY PROPERTY

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
BUD8 Adjustme	04	DIST 01 100
Quality	03	Quality Level 03

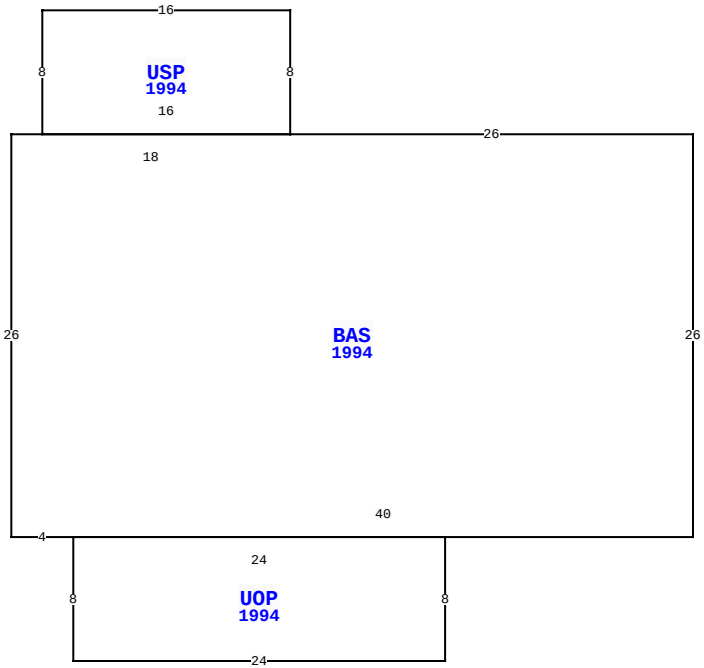
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,144	100	1994	1,144	34,073
UOP	192	25	1994	48	1,430
USP	128	50	1994	64	1,906
TOTALS	1,464			1,256	37,409

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,256	116.8000	99.28	124,696	1994	1994	0	0	0	70.00	30.00

1 M/H 94+ – 100% - 2014 Heated Area: 1144 HX Base Yr 2014



273627 MURRHEE RD, HILLIARD

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		37,409
TOTAL MARKET OB/XF VALUE		2,703
TOTAL LAND VALUE - MARKET		45,000
TOTAL MARKET VALUE		85,112
SOH/AGL Deduction		42,513
ASSESSED VALUE		42,599
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		17,599
TOTAL JUST VALUE		85,112
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		65,956

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH94502	MH MOVE-ON	22,700	10/01/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1874/0187	8/19/2013	SW	Q	I	02	39,500
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: STANFORD RANDY & MA						
1836/1974	1/28/2013	CT	U	I	18	100
GRANTOR: CLERK OF COURT						
GRANTEE: FEDERAL NATIONAL MO						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1994] W26 USP=[YR=1994] N8 W16 S8 E16$ W18 S26 E4
UOP=[YR=1994] S8 E24 N8 W24$ E40 N26$.

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	0350	CARPORT WD	0	100	21	18	378.00	SF	13.00	13.00	100	2013	2013	3	55	2,703	

LAND DESCRIPTION

TOTAL OB/XF 2,703

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	0006	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