

PT LOT 48 SUB LOTS 10 & 11
IN OR 1161/23
CORNWALL SURVEY

MOORE JEFFREY L & AMANDA M
15685 COUNTY ROAD 108
HILLIARD, FL 32046

2025

17-3N-24-2020-0048-0100



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 Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100

Quality 01 Quality Level 01

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 06

NEIGHBORHOOD/LOC 6001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,616	100	1997	1,616	164,384
FGR	484	55	1997	266	27,058
FOP	168	30	1997	50	5,086
FSP	160	40	1997	64	6,511
FUS	880	100	1997	880	89,516

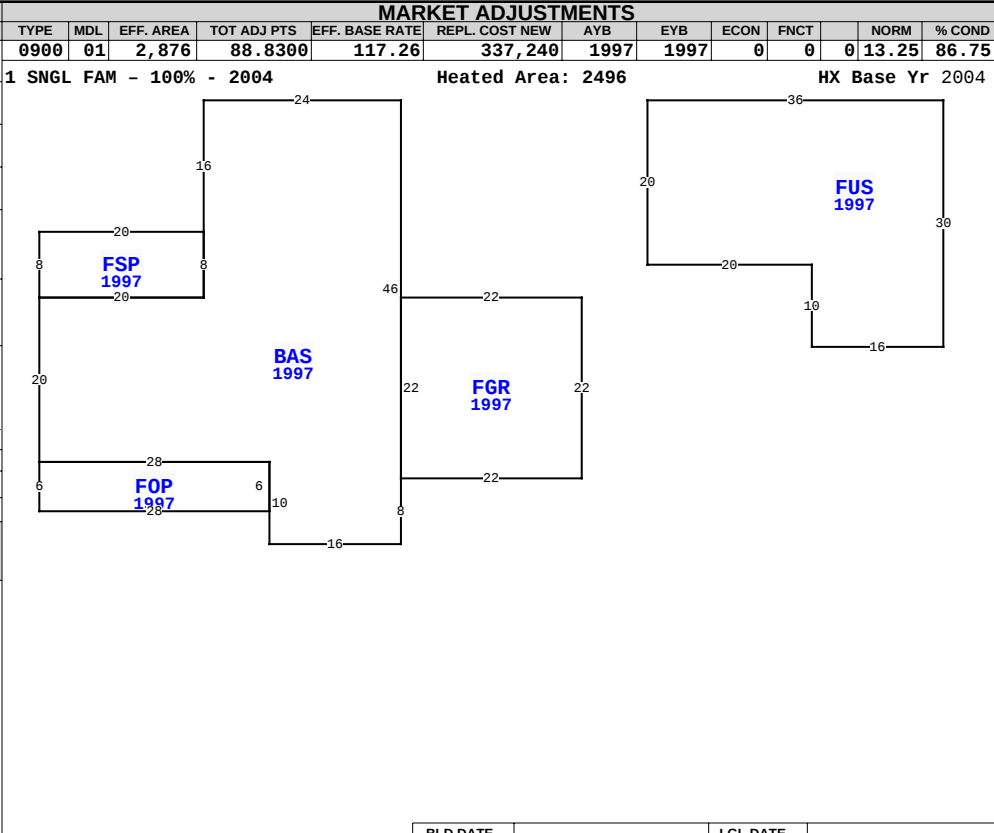
TOTALS 3,308 2,876 292,556

EXTRA FEATURES

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	0	1.00	UT	3,500.00	3,500.00	100	1997	1997	3	79	2,765	
2	0812	CONCRETE C	0	100	0	0	1,892.00	SF	4.00	4.00	100	1997	1997	3	72	5,449	
3	0861	POOL GUNIT	0	100	15	26	390.00	SF	85.00	85.00	100	1998	1998	3	20	6,630	
4	0845	KOOL DECK	0	100	0	0	681.00	SF	7.25	7.25	100	1998	1998	3	73	3,604	
5	0910	SCRN RM L	0	100	28	43	1,204.00	SF	15.00	15.00	100	1998	1998	3	20	3,612	
6	0812	CONCRETE C	0	100	0	0	1,368.00	SF	4.00	4.00	100	2014	2014	3	94	5,144	
7	0510	GARAGE WD-	0	100	35	24	840.00	SF	35.00	35.00	100	2014	2014	3	71	20,874	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	A-1	130.00	300.00	0.99	AC		1.00	1.00	1.00	45,000.00	45,000.00	44,550							



15685 CR 108, HILLIARD

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

05/22/2025 MLU

TOTAL OB/XF 48,078

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		292,556	
TOTAL MARKET OB/XF VALUE		48,078	
TOTAL LAND VALUE - MARKET		44,550	
TOTAL MARKET VALUE		385,184	
SOH/AGL Deduction		190,905	
ASSESSED VALUE		194,279	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		143,557	
TOTAL JUST VALUE		385,184	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		358,184	

PERMIT NUM				DESCRIPTION				AMT				ISSUED			
97-10255				SWIM POOL				14,100				10/30/1997			
9608046				NEW CONSTR				127,000				08/01/1996			

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	I I	V I	RSN CD	SALE PRICE
1161/0023	8/08/2003	WD	Q	I			187,900

GRANTOR:HANNANS ELIJAH JR & M

GRANTEE:MOORE JEFFREY L & A

1161/0021	8/08/2003	WD	U	I	07		100
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GRANTOR:L & B LANDS INC

GRANTEE:HANNANS ELIJAH JR &

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1997] W24 S16 FSP=[YR=1997] W20 S8 E20 N8 \$ S8 W20
S20 FOP=[YR=1997] S6 E28 N6 W28 \$ E28 S10 E16 N8
FGR=[YR=1997] E22 N22 W22 S22 \$ N46 \$ PTR= E30 FUS=[YR=1997]
E36 S30 W16 N10 W20 N20 \$ W30 \$.