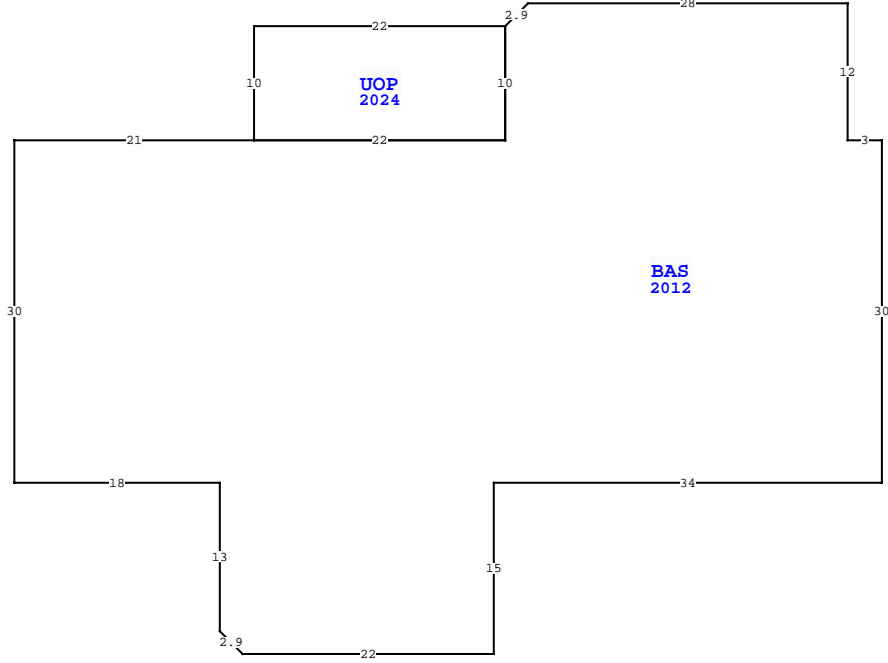


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	30	VINYL 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 60	
Interior Floor	08	SHT VINYL 40	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
Occupancy	00	NONE 100	
Quality	04	Quality Level 04	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC		5001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,996	100	2012
UOP	220	20	2024
TOTALS	3,216		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SFR	MODULR - 100%	2013		269,587	2012	2012	0	0	5.50	94.50	Heated Area: 2996 HX Base Yr 2013	



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			298,956
TOTAL MARKET OB/XF VALUE			12,089
TOTAL LAND VALUE - MARKET			127,764
TOTAL MARKET VALUE			438,809
SOH/AGL Deduction			191,127
ASSESSED VALUE			247,682
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			196,960
TOTAL JUST VALUE			438,809
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			387,172

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18001705	GARAGE	63,369	03/01/2018
B26254	CO ISSUED	0	09/04/2012
E25252	MODULAR	0	07/01/2012
B26254	MODULAR	0	07/01/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1797/1346	6/12/2012	WD	Q	V	01	32,000
GRANTOR: KEEBLER DANA L						
GRANTEE: WATKINS ANTHONY EDW						
0932/1444	5/17/2000	WD	Q	V	01	100
GRANTOR: SELLERS DESSIE T HADD						
GRANTEE: KEEBLER DANA L						

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	0810	CONCRETE A	0	100	0	0			6.50	100	2012	2012	3	92	4,581									
2	0810	CONCRETE A	0	100	0	0			6.50	100	2018	2018	3	97	2,900									
3	0680	POLE SHED	0	100	36	20			10.00	100	2024	2012		64	4,608									
TOTALS														3,216										

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/13/2025
INC DATE		AG DATE	MLU

BUILDING NOTES	
48711 HADDOCK DR, HILLIARD	

BUILDING DIMENSIONS	
BAS=[YR=2012;ORIG=0,0] W3 N12 W28 D2L2 S10 W22 W21 S30 E18 S13 D2R2 E22 N15 E34 N30 \$	
UOP=[YR=2024;ORIG=-33,0] W22 N10 E22 S10 \$	

LAND DESCRIPTION														TOTAL OB/XF										
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	0007	OR	0.00	0.00	8.19	AC		1.00	0.80	0.80	19,500.00	15,600.00	127,764							

