

BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																																																																																							
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																																																																																					
																		<b>VALUATION BY</b> Tax Group: 4 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 208,845 TOTAL MARKET VALUE 3,963 SOH/AGL Deduction 0 ASSESSED VALUE 3,963 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 3,963 TOTAL JUST VALUE 208,845 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 171,360																																																																																					
DOR CODE 6000 PASTURELAND 1						MAP NUM						MKT AREA				05				PERMIT NUM																																																																																			
NEIGHBORHOOD/LOC 5001.00						AREA TYPE						TOTAL GROSS AREA				PCT OF BASE				YEAR				TOT ADJ AREA				SUBAREA MARKET VALUE				DESCRIPTION																																																																							
TOTALS						HADDOCK RD, HILLIARD						BLD DATE				XF DATE				INC DATE				LGL DATE				LAND DATE				AG DATE				05/21/2025 MLU				AMT																																																															
EXTRA FEATURES						ADJ UNIT PRICE						ORIG COND				YEAR ON				YEAR ACTUAL				Q				% COND				OB/XF MKT VALUE				NOTES				ISSUED																																																															
LAND DESCRIPTION						TOTAL OB/XF						0																												SALES DATA																																																															
L N						USE CODE						CLS				LAND USE DESCRIPTION				CAP				R D				LOC ZONE				FRONT				DEPTH				TOT LND UTS				UNIT TYPE				D T				DPHT FACT				% COND				TOT ADJ				UNIT PRICE				ADJ UNIT PRICE				LAND VALUE				OTHER ADJUSTMENTS AND NOTES				YEAR				DENSITY				DECL				FRZ				YR				CONSRV			
1 006000						A						PASTURE - HA				0				OR				0.00				0.00				10.71				AC				1.00				1.00				1.00				370.00				370.00				3,963																																											
2 009910						M						MARKET VALUE				0				OR				0.00				0.00				10.71				AC				1.00				1.00				1.00				19,500.00				19,500.00				208,845																																											
REVIEW DATE						05/21/2025						BY				MLU				Total Acres: 10.71				Total Land Value: 3,963				Market: 208,845				Agricultural: 3,963				Common: 0				PRINTED 07/30/2025 BY SYS																																																															