

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									
																	VALUATION BY STANDARD Tax Group: 4 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 358,440 TOTAL MARKET VALUE 9,647 SOH/AGL Deduction 0 ASSESSED VALUE 9,647 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 9,647 TOTAL JUST VALUE 358,440 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 346,080										
DOR CODE 5600						TIMBERLAND 70-79										PERMIT NUM DESCRIPTION AMT ISSUED											
MAP NUM						MKT AREA 05																					
NEIGHBORHOOD/LOC 5001.00																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											SALES DATA											
																OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 0785/1732 2/27/1997 WD U I 07 100 GRANTOR: HADDOCK EVELYN L GRANTEE: HADDOCK WAYNE S 0766/1721 7/30/1996 WD Q V 01 100 GRANTOR: HADDOCK EVELYN L GRANTEE: HADDOCK WAYNE S											
TOTALS						KINGS FERRY RD, HILLIARD										BLD DATE LGL DATE 05/13/2025 MLU											
EXTRA FEATURES																BUILDING NOTES											
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	BUILDING DIMENSIONS											
TOTAL OB/XF 0																											
LAND DESCRIPTION																TOTAL OB/XF 0											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV			
1	005600	A	TIMBER 3 N S	0		OR	0.00	0.00	8.00	AC		1.00	1.00	1.00	390.00	390.00	3,120										
2	005500	A	TIMBER 2 N S	0		OR	0.00	0.00	10.00	AC		1.00	1.00	1.00	525.00	525.00	5,250										
3	005902	A	HARDWOOD SI	0		OR	0.00	0.00	6.72	AC		1.00	1.00	1.00	190.00	190.00	1,277										
4	009910	M	MARKET VALUE	0		OR	0.00	0.00	24.72	AC		1.00	1.00	1.00	14,500.00	14,500.00	358,440										