LOT 47
IN OR 1392/775
R583352 & R583353

GILL TROY V SR & DONNA E H
15585 CR 108
HILLIARD, FL 32046

**2025**

**20-3N-24-2020-0047-0000**

## NASSAU COUNTY PROPERTY



## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 05 | AVERAGE 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 01 | MINIMUM 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 80 |
| Interior Floo | 08 | SHT VINYL 20 |
| Air Condition | 01 | NONE 100 |
| Heating Type | 02 | CONVECTION 100 |
| Bedrooms | | 4 100 |
| Bathrooms | | 3 100 |
| Frame | 02 | WOOD FRAME 100 |
| Stories | 1. | 1. 100 |
| Units | | 0 100 |
| Quality | 03 | Quality Level 03 |

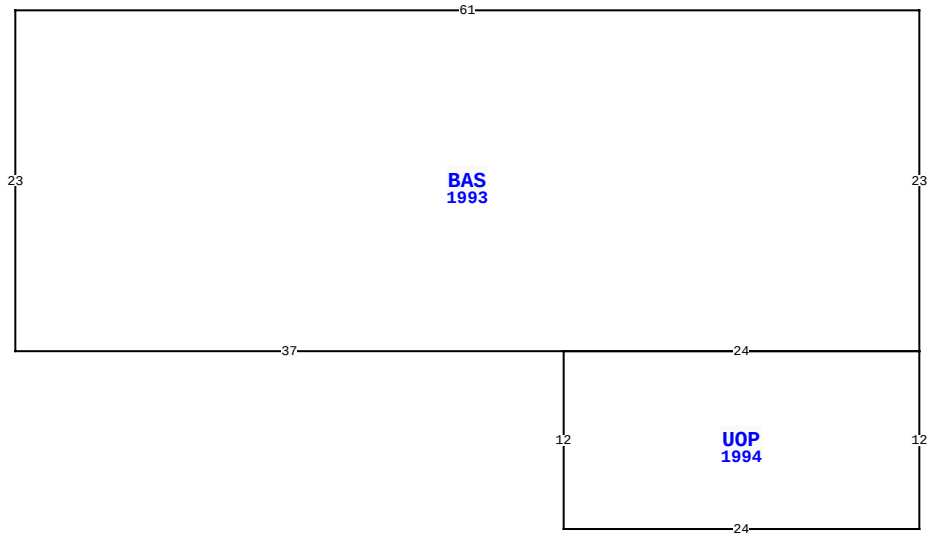
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,403 | 100 | 1993 | 1,403 | 35,760 |
| UOP | 288 | 25 | 1994 | 72 | 1,835 |
| TOTALS | 1,691 | | | 1,475 | 37,595 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0820 | 02 | 1,475 | 106.2000 | 84.96 | 125,316 | 1972 | 1972 | 0 | 0 | 0 | 70.00 | 30.00 |

1 M/H 93- – 100% - 1998 Heated Area: 1403 HX Base Yr 1998




## VALUATION SUMMARY

| | | |
|---|---|---|
| VALUATION BY | | STANDARD |
| Tax Group: 4 | Tax Dist: | |
| BUILDING MARKET VALUE | | 37,595 |
| TOTAL MARKET OB/XF VALUE | | 0 |
| TOTAL LAND VALUE - MARKET | | 195,000 |
| TOTAL MARKET VALUE | | 232,595 |
| SOH/AGL Deduction | | 158,989 |
| ASSESSED VALUE | | 73,606 |
| TOTAL EXEMPTION VALUE | HX HB | 48,606 |
| BASE TAXABLE VALUE | | 25,000 |
| TOTAL JUST VALUE | | 232,595 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 209,896 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1392/0775 | 3/01/2006 | WD | U | I | 07 | 100 |
| GRANTOR: GILL DONNA ELAINE HOD | | | | | | |
| GRANTEE: GILL TROY V SR & DO | | | | | | |
| 1148/0938 | 6/26/2003 | WD | Q | I | 01 | 100 |
| GRANTOR: GILL DONNA ELAINE HOD | | | | | | |
| GRANTEE: GILL TROY V SR & DO | | | | | | |

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 06/16/2023 MLU |
| INC DATE | | AG DATE | |

15585 CR 108, HILLIARD

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=1993] W61 S23 E37 UOP=[YR=1994] S12 E24 N12 W24$ E24 N23$.

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

## LAND DESCRIPTION

TOTAL OB/XF 0

| 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 | 0004 | OR | 0.00 | 0.00 | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 19,500.00 | 19,500.00 | 19,500 | | | | | | | |
| 2 | 000100 | C | RES | 100 | 0004 | OR | 0.00 | 0.00 | 9.00 | AC | | 1.00 | 1.00 | 1.00 | 19,500.00 | 19,500.00 | 175,500 | | | | | | | |

REVIEW DATE 01/14/2021 BY WWA Total Acres: 10.00 Total Land Value: 195,000 Market: 0 Agricultural: 0 Common: 195,000 PRINTED 07/30/2025 BY SYS