

DELUCA SALLY & PETER L/E/
15570 CR 108
HILLIARD, FL 32046

2025

20-3N-24-2600-0014-0000

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											
Exterior Wall	31	HARDIE BRD 100				0900	01	1,746	118.1250	155.92	272,236	2023	2023	0	0	0	0.00	100.00	VALUATION BY		STANDARD									
Roof Structur	03	GABLE/HIP 100				1 SNGL FAM - 100% - 2024												Heated Area: 1408		Tax Group: 4										
Roof Cover	03	COMP SHNGL 90																HX Base Yr 2024		Tax Dist:										
Roof Cover	12	MODULAR MT 10																				BUILDING MARKET VALUE								
Interior Wall	05	DRYWALL 100																				TOTAL MARKET OB/XF VALUE								
Interior Floo	13	LVT/LAMNT 70																				TOTAL LAND VALUE - MARKET								
Interior Floo	14	CARPET 30																				TOTAL MARKET VALUE								
Air Condition	03	CENTRAL 100																				SOH/AGL Deduction								
Heating Type	04	AIR DUCTED 100																				ASSESSED VALUE								
Bedrooms	3	100																				TOTAL EXEMPTION VALUE								
Bathrooms	2	100																		HX HB		BASE TAXABLE VALUE								
Frame	02	WOOD FRAME 100																				TOTAL JUST VALUE								
Stories	1.	1. 100																				NCON VALUE								
Units	0	100																				INCOME VALUE								
																						PREVIOUS YEAR MKT VALUE								
Quality	04	Quality Level 04																												
DOR CODE	0100	SINGLE FAMILY																												
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	1,408	100	2023	1,408	219,535																									
FGR	498	55	2023	274	42,722																									
FOP	68	30	2023	20	3,118																									
FSP	110	40	2023	44	6,860																									
TOTALS	2,084			1,746	272,236																									

15570 CR 108, HILLIARD

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/21/2025

MLU

EXTRA FEATURES										TOTAL OB/XF										10,208									
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	0812	CONCRETE C	0	100	0	0	2,552.00	SF	4.00	4.00	100	2024	2023		100	10,208													

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