PT OF S1/2 OF NW1/4
IN OR 1480/995
2003 SKYO DWMH

ADAMS MICHAEL W/CRIBB CONNIE
18144 MOULTRIE TRAIL
HILLIARD, FL 32046

2025

23-4N-23-0000-0012-0110

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	06	Quality Level 06

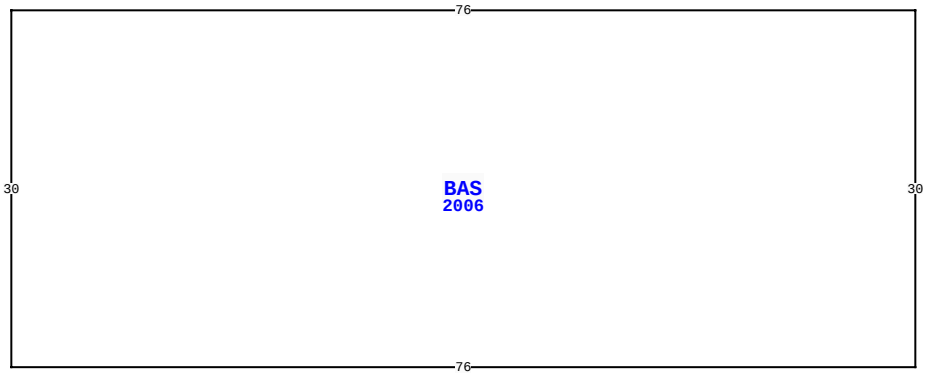
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2006	2,280	147,642
TOTALS	2,280			2,280	147,642

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,280	152.3600	129.51	295,283	2003	2003	0	0	0	50.00	50.00

1 M/H 94+ – 100% - 2008 Heated Area: 2280 HX Base Yr 2008



NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		147,642
TOTAL MARKET OB/XF VALUE		13,789
TOTAL LAND VALUE - MARKET		131,100
TOTAL MARKET VALUE		292,531
SOH/AGL Deduction		174,219
ASSESSED VALUE		118,312
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		67,590
TOTAL JUST VALUE		292,531
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		258,766

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH023941	MH MOVE-ON	0	09/01/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1480/0995	2/22/2007	WD	Q	I		184,000
GRANTOR: BOLLINGER CURTIS						
GRANTEE: ADAMS MICHAEL W & C						
1076/0348	8/21/2002	WD	Q	I		55,000
GRANTOR: WEBB LINDA C & RAY						
GRANTEE: BOLLINGER CURTIS						

18144 MOULTRIE TRL, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025 MLU
INC DATE		AG DATE	

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
1	0350	CARPORT WD	0	100	30	24	720.00	SF	9.36	9.36	100	2002	2002	3	20	1,348	
2	0748	M/H FONDTN	0	100	0	0	1.00	UT	5,000.00	5,000.00	100	2002	2002	3	100	5,000	
3	0500	FP-PRE FAB	0	100	0	0	2.00	UT	3,500.00	3,500.00	100	2003	2003	3	86	6,020	
4	0940	SHEDS/PORT	0	100	16	8	128.00	SF	20.10	20.10	100	2005	2005	3	22	566	
5	0940	SHEDS/PORT	0	100	20	12	240.00	SF	13.20	13.20	100	2007	2007	3	27	855	

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W76 S30 E76 N30$.

LAND DESCRIPTION

TOTAL OB/XF 13,789

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	0005	OR	0.00	0.00	4.37	AC		1.00	1.00	1.00	30,000.00	30,000.00	131,100							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 4.37 Total Land Value: 131,100 Market: 0 Agricultural: 0 Common: 131,100 PRINTED 07/30/2025 BY SYS