

IN OR 1007/1461
PARCEL 3-2 SEC 24-4N-23 &
PARS 1-1 & 2-16 SEC 23-4N-23

GEIGER ZENOUS R JR & KARYN A
28714 YELLOW ROSE LANE
HILLIARD, FL 32046

2025

24-4N-23-0000-0003-0020



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 80			
Interior Floor	08	SHT VINYL 20			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Quality	03	Quality Level 03			
DOR CODE	5000	IMPROVED AG			
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	1,500	100	1993	1,500	44,352
UCP	200	20	2001	40	1,183
UOP	140	25	1993	35	1,035
TOTALS	1,840			1,575	46,570

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0820	02	1,575	123.2000	98.56	155,232	1984	1989	0	0	0	70.00	30.00	
1 M/H 93- - 0% - 0													
Heated Area: 1500													
HX Base Yr													
20 10 10 20 UCP 2001 58 25 20 40 25 BAS 1993 10 10 14 14 UOP 1993													
BLD DATE						LGL DATE		05/21/2025					
XF DATE						LAND DATE		ML					