

LOT 4 IN SEC 25-4N-23E
IN OR 1957/1883
(EX N1/2 LOT 4 OR 1945/1025) &

MOORE TERRY ALLEN/MOORE SHERIE I
28090 MOORE PLACE
HILLIARD, FL 32046

2025

25-4N-23-2020-0005-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	13	LVT/LAMMT 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
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	1,814	100	2002	1,814	189,669
FGR	575	55	2002	316	33,041
FOP	42	30	2002	13	1,359
FOP	114	30	2002	34	3,555
FOP	385	30	2002	116	12,129
FSP	138	40	2002	55	5,751
FUS	474	100	2002	474	49,561
TOTALS	3,542			2,822	295,065

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION
1	0500	FP-PRE FAB
2	0811	CONCRETE B
3	0351	CARPORT MT
4	0855	CONC PAVER

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,822	94.8672	125.22	353,371	2002	2002	0	0	0	16.50
1 SNGL FAM - 100% - 2003											
Heated Area: 2288											
HX Base Yr 2003											

28090 MOORE PL, HILLIARD	BLD DATE	LGL DATE	05/09/2025	MLU
	XF DATE	LAND DATE	11/18/2024	KBA
	INC DATE	AG DATE		

NASSAU COUNTY PROPERTY		PAGE 1 of 3	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		315,903	
TOTAL MARKET OB/XF VALUE		20,093	
TOTAL LAND VALUE - MARKET		335,590	
TOTAL MARKET VALUE		576,711	
SOH/AGL Deduction		332,405	
ASSESSED VALUE		244,366	
TOTAL EXEMPTION VALUE		HX HB	50,722
BASE TAXABLE VALUE		193,584	
TOTAL JUST VALUE		671,586	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		647,476	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B27793	ADDITION	0	10/01/2013
M025838	NEW CONSTR	0	04/01/2002
B019104	NEW CONSTR	182,252	12/01/2001

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2685/600	12/18/2023	WD	U	I	11	100	
GRANTOR: MOORE TERRY ALLEN							
GRANTEE: MOORE TERRY ALLEN							
1957/1883	12/30/2014	WD	U	V	37	3,500	
GRANTOR: MOORE IDA CAMILLE							
GRANTEE: MOORE TERRY ALLEN							

BUILDING NOTES			
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BUILDING DIMENSIONS			
FGR=[YR=2002] W25 S10 FOP=[YR=2002] W6 BAS=[YR=2002] N10 W15 FOP=[YR=2002] W19 FSP=[YR=2002] W23 S6 E23 N6 \$ S6 E19 N6 \$ S6 W42 S30 FOP=[YR=2002] S7 E57 N7 W3 S1 W7 N1 W27 S1 W7 N1 W13 \$ E13 S1 E7 N1 E27 S1 E7 N1 E3 N26 \$ S7 E6 N7 \$ S13 E25 N23 \$ PTR= E15 FUS=[YR=2002] E57 S10 W21 N6 W16 S6 W20 N10 \$ W15 \$.			

LAND DESCRIPTION										TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR
1	000100	C	RES	100	0005	OR	0.00	0.00	16.42	AC		1.00	1.00	1.00	14,500.00	14,500.00	238,090		
2	005500	A	TIMBER 2 N S	0		OR	0.00	0.00	5.00	AC		1.00	1.00	1.00	525.00	525.00	2,625		
3	009910	M	MARKET VALUE	0		OR	0.00	0.00	5.00	AC		1.00	1.00	1.00	19,500.00	19,500.00	97,500		

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