

PT OF LOT 3 EX S-4  
IN OR 653/869  
R 107342 & 107343

FOLEY PETER BRUCE EST  
38084 DAHOMA RD  
HILLIARD, FL 32046

2025

25-4N-24-2020-0003-0010



| BUILDING CHARACTERISTICS |                  |                |                  |              |                      |
|--------------------------|------------------|----------------|------------------|--------------|----------------------|
| ELEMENT                  | CD               | CONSTRUCTION   |                  |              |                      |
| Exterior Wall            | 05               | AVERAGE 100    |                  |              |                      |
| Roof Structure           | 03               | GABLE/HIP 100  |                  |              |                      |
| Roof Cover               | 03               | COMP SHNGL 100 |                  |              |                      |
| Interior Wall            | 04               | PLYWOOD 100    |                  |              |                      |
| Interior Floor           | 14               | CARPET 90      |                  |              |                      |
| Interior Floor           | 08               | SHT VINYL 10   |                  |              |                      |
| Air Condition            | 03               | CENTRAL 100    |                  |              |                      |
| Heating Type             | 04               | AIR DUCTED 100 |                  |              |                      |
| Bedrooms                 |                  | 3 100          |                  |              |                      |
| Bathrooms                |                  | 2 100          |                  |              |                      |
| Frame                    | 02               | WOOD FRAME 100 |                  |              |                      |
| Stories                  | 1.               | 1. 100         |                  |              |                      |
| Units                    |                  | 0 100          |                  |              |                      |
| BUD8 Adjustme            | 04               | DIST 01 100    |                  |              |                      |
|                          |                  |                |                  |              |                      |
|                          |                  |                |                  |              |                      |
| 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                      | 1,196            | 100            | 1993             | 1,196        | 33,756               |
|                          |                  |                |                  |              |                      |
|                          |                  |                |                  |              |                      |
|                          |                  |                |                  |              |                      |
|                          |                  |                |                  |              |                      |
| TOTALS                   | 1,196            |                |                  | 1,196        | 33,756               |

| MARKET ADJUSTMENTS |     |           |             |                |                |      |      |      |      |   |       |        |  |
|--------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|---|-------|--------|--|
| TYPE               | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT |   | NORM  | % COND |  |
| 0820               | 02  | 1,196     | 117.6000    | 94.08          | 112,520        | 1981 | 1981 | 0    | 0    | 0 | 70.00 | 30.00  |  |
| 1 M/H 93- - 0% - 0 |     |           |             |                |                |      |      |      |      |   |       |        |  |
| Heated Area: 1196  |     |           |             |                |                |      |      |      |      |   |       |        |  |
| HX Base Yr         |     |           |             |                |                |      |      |      |      |   |       |        |  |
| 23                 |     |           |             |                |                |      |      |      |      |   |       |        |  |
| BAS 1993           |     |           |             |                |                |      |      |      |      |   |       |        |  |
| 52                 |     |           |             |                |                |      |      |      |      |   |       |        |  |
| 23                 |     |           |             |                |                |      |      |      |      |   |       |        |  |
| 52                 |     |           |             |                |                |      |      |      |      |   |       |        |  |

| NASSAU COUNTY PROPERTY    |  |  |           |  | PAGE 1 of 1 |  | 4 |  |
|---------------------------|--|--|-----------|--|-------------|--|---|--|
| VALUATION SUMMARY         |  |  |           |  |             |  |   |  |
| VALUATION BY              |  |  |           |  | STANDARD    |  |   |  |
| Tax Group: 4              |  |  | Tax Dist: |  |             |  |   |  |
| BUILDING MARKET VALUE     |  |  |           |  | 33,756      |  |   |  |
| TOTAL MARKET OB/XF VALUE  |  |  |           |  | 14,417      |  |   |  |
| TOTAL LAND VALUE - MARKET |  |  |           |  | 103,584     |  |   |  |
| TOTAL MARKET VALUE        |  |  |           |  | 151,757     |  |   |  |
| SOH/AGL Deduction         |  |  |           |  | 41,483      |  |   |  |
| ASSESSED VALUE            |  |  |           |  | 110,274     |  |   |  |
| TOTAL EXEMPTION VALUE     |  |  |           |  | 0           |  |   |  |
| BASE TAXABLE VALUE        |  |  |           |  | 110,274     |  |   |  |
| TOTAL JUST VALUE          |  |  |           |  | 151,757     |  |   |  |
| NCON VALUE                |  |  |           |  | 0           |  |   |  |
| INCOME VALUE              |  |  |           |  |             |  |   |  |
| PREVIOUS YEAR MKT VALUE   |  |  |           |  | 145,064     |  |   |  |
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