LOT 15 (EX N50 FT)
IN OR 2015/1631
2000 FTWD DW/MH

CRIBB LARRY C & VICKI D
28145 ENTERPRISE DR
HILLIARD, FL 32046

2025

30-4N-24-2740-0015-0020

BUILDING CHARACTERISTICS

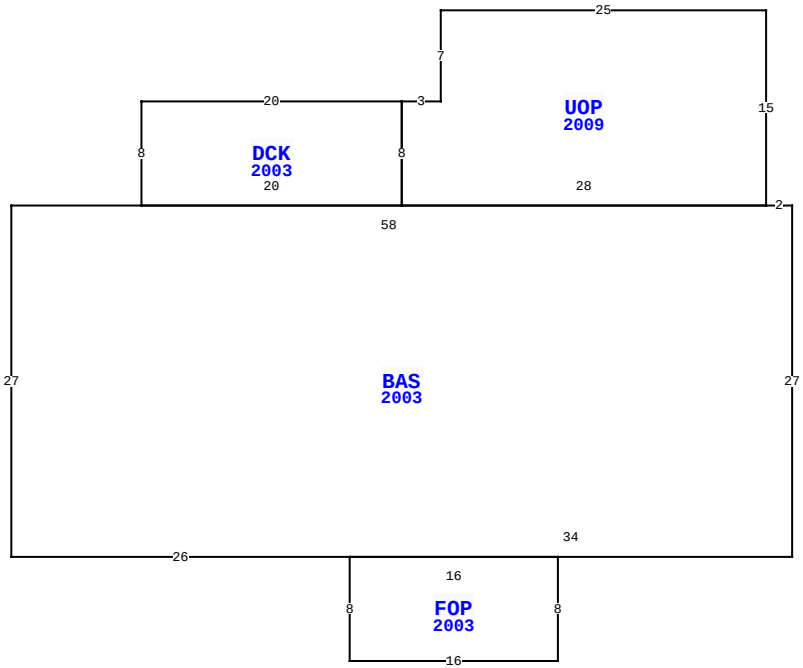
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	04	Quality Level 04
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	1,620	100	2003	1,620	77,845
DCK	160	15	2003	24	1,153
FOP	128	30	2003	38	1,826
UOP	399	25	2009	100	4,805
TOTALS	2,307			1,782	85,629

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,782	128.4800	109.21	194,612	2000	2000	0	0	0	56.00	44.00

1 M/H 94+ – 0% - 0 Heated Area: 1620 HX Base Yr



553488 US HWY 1, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/21/2025 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	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2000	2000	3	83	2,905	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	85,629
TOTAL MARKET OB/XF VALUE	2,905
TOTAL LAND VALUE - MARKET	53,100
TOTAL MARKET VALUE	141,634
SOH/AGL Deduction	26,792
ASSESSED VALUE	114,842
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	114,842
TOTAL JUST VALUE	141,634
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	117,328

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH003089	MH MOVE-ON	0	05/01/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2015/1631	10/20/2015	SW	U	I	12	45,000
GRANTOR: WELLS FARGO BANK N A						
GRANTEE: CRIBB LARRY C & VIC						
1937/1547	9/17/2014	CT	U	I	18	100
GRANTOR: CLERK OF COURT						
GRANTEE: WELLS FARGO BANK NA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W2 UOP=[YR=2009] N15 W25 S7 W3 DCK=[YR=2003] W20 S8 E20 N8$ S8 E28$ W58 S27 E26 FOP=[YR=2003] S8 E16 N8 W16$ E34 N27$.

LAND DESCRIPTION

TOTAL OB/XF 2,905

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	0	0004	OR	0.00	0.00	1.18	AC		1.00	1.00	1.00	45,000.00	45,000.00	53,100							

REVIEW DATE 07/30/2020 BY TWA Total Acres: 1.18 Total Land Value: 53,100 Market: 0 Agricultural: 0 Common: 53,100 PRINTED 07/30/2025 BY SYS