

PT OF LOT 6
IN OR 1020/283
PROSPECT LANDING PB 6/30

DOVER BRAD W & AUTUMN L
292147 PENNY HADDOCK ROAD
HILLIARD, FL 32046

2025

33-5N-24-166L-0006-0010



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS														NASSAU COUNTY PROPERTY													
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1 4																		
Exterior Wall	20	FACE BRICK 90	0900	01	2,808	96.4224	127.28	357,402	2002	2002	0	0	0	15.93	84.07	VALUATION SUMMARY																	
Exterior Wall	05	AVERAGE 10	1 SNGL FAM - 100% - 2003														Heated Area: 2256																
Roof Structure	03	GABLE/HIP 100															HX Base Yr 2003																
Roof Cover	03	COMP SHNGL 100																															
Interior Wall	05	DRYWALL 100																															
Interior Floor	14	CARPET 70																															
Interior Floor	11	CLAY TILE 30																															
Air Condition	03	CENTRAL 100																															
Heating Type	04	AIR DUCTED 100																															
Bedrooms		3 100																															
Bathrooms		2.5 100																															
Frame	02	WOOD FRAME 100																															
Stories	2.	2. 100																															
Units		0 100																															
Occupancy	00	NONE 100																															
Quality			01	Quality Level 01																													
DOR CODE			0100	SINGLE FAMILY																													
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	1,980	100	2002	1,980	211,868																												
FGR	650	55	2002	358	38,307																												
FOP	216	30	2002	65	6,955																												
FOP	356	30	2002	107	11,449																												
FST	40	55	2002	22	2,354																												
FUS	276	100	2002	276	29,533																												
TOTALS			3,518		2,808	300,468																											
EXTRA FEATURES						292147 PENNY HADDOCK RD, HILLIARD																											
L N	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	19	18	342.00	SF	7.28	7.28	100	2002	2002	3	20	498																	
2	0812	CONCRETE C	0	100	0	0	1,180.00	SF	4.00	4.00	100	2002	2002	3	80	3,776																	
3	0681	POLE SHED	0	100	20	10	200.00	SF	15.00	15.00	100	2003	2003	3	30	900																	
4	1242	WD DECK A	0	100	14	10	140.00	SF	10.00	10.00	100	2004	2004	3	21	294																	
5	0810	CONCRETE A	0	100	0	0	379.00	SF	6.50	6.50	100	2003	2003	3	82	2,020																	
6	0861	POOL GUNIT	0	100	28	15	420.00	SF	85.00	85.00	100	2005	2005	3	36	12,852																	
7	0845	KOOL DECK	0	100	0	0	346.00	SF	7.25	7.25	100	2005	2005	3	84	2,107																	
8	0681	POLE SHED	0	100	0	0	742.00	SF	15.00	15.00	100	2007	2007	3	44	4,897																	
9	0510	GARAGE WD-	0	100	20	18	360.00	SF	35.00	35.00	100	2007	2007	3	44	5,544																	
TOTAL OB/XF 32,888																																	
LAND DESCRIPTION																																	
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																
1	000100	C	RES	100	0005	OR	0.00	0.00	4.61	AC		1.00	1.00	1.40	30,000.00	42,000.00	193,620																
OTHER ADJUSTMENTS AND NOTES																																	
YEAR DENSITY DECL FRZ YR CONSRV																																	
REVIEW DATE 06/24/2025 BY WW																																	
Total Acres: 4.61 Total Land Value: 193,620 Market: 0 Agricultural: 0 Common: 193,620 PRINTED 07/30/2025 BY SYS																																	