LOT 24
IN OR 2233/831
R359621 & R359620

TRUST NO 24ML/BUNNELL DW TRUSTEE
C/O JACOBS SCHOLZ & ASSOC LLC, 2910 KERRY FOREST PKWY BLD D
TALLAHASSEE, FL 32309

2025

37-3N-23-2070-0024-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	46,350
TOTAL MARKET VALUE	46,350
SOH/AGL Deduction	27,024
ASSESSED VALUE	19,326
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	19,326
TOTAL JUST VALUE	46,350
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	35,020

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3963	N/A	4,556	03/24/1987

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2233/0831	10/29/2018	CT	U	I	18	22,100
GRANTOR: CLERK OF COURT						
GRANTEE: TRUST NO 24ML						
0825/1033	3/09/1998	WD	Q	I		35,000
GRANTOR: RAULERSON MARIE H						
GRANTEE: SCHEIDER DAVID SR						

1107 MULBERRY LANDING RD, HILLIARD

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/21/2025 MLU
INC DATE		AG DATE	

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	0006	OR	0.00	0.00	1.03	AC		1.00	1.00	1.00	45,000.00	45,000.00	46,350							

REVIEW DATE 05/21/2025 BY MLU Total Acres: 1.03 Total Land Value: 46,350 Market: 0 Agricultural: 0 Common: 46,350 PRINTED 07/30/2025 BY SYS