LOT 37 2003 NOBI DW/MH
IN OR 847 PG 1906
MULBERRY LANDING # 1 PB 4/37

TAYLOR MARY SMYTHE
898 MULBERRY LANDING ROAD
HILLIARD, FL 32046

2025

37-3N-23-2070-0037-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	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	0	0 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Quality	03	Quality Level 03

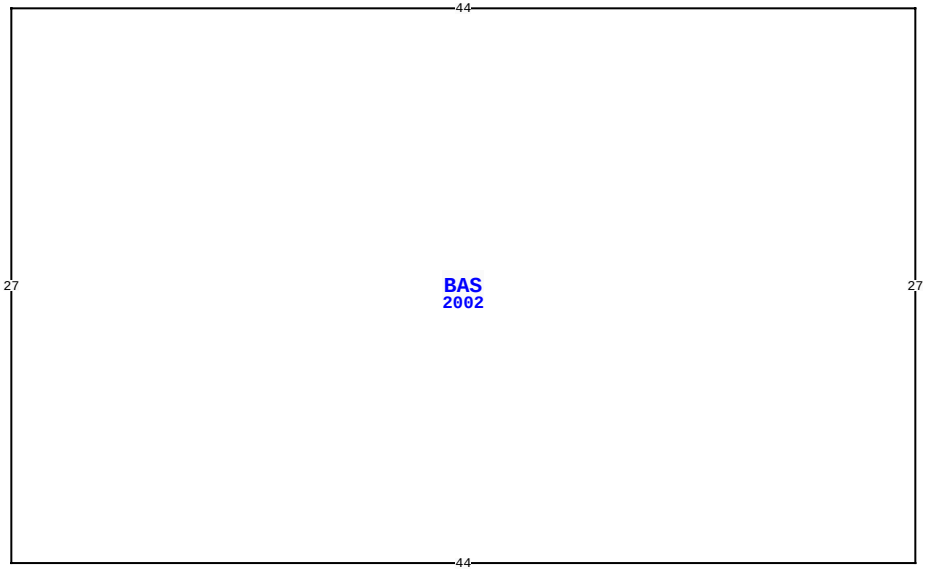
DOR CODE 0200 MOBILE HOME
MAP NUM
MKT AREA 09
NEIGHBORHOOD/LOC 9001.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100	2002	1,188	59,909
TOTALS	1,188			1,188	59,909

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,188	123.6000	105.06	124,811	2002	2002	0	0	0	52.00	48.00

1 M/H 94+ – 100% - 2003 Heated Area: 1188 HX Base Yr 2003



898 MULBERRY LANDING RD, 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	100	0	0	1.00	UT	3,500.00	3,500.00	100	2002	2002	3	85	2,975	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	59,909
TOTAL MARKET OB/XF VALUE	2,975
TOTAL LAND VALUE - MARKET	62,100
TOTAL MARKET VALUE	124,984
SOH/AGL Deduction	85,893
ASSESSED VALUE	39,091
TOTAL EXEMPTION VALUE	HX HB SX 39,091
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	124,984
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	104,994

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M023921	MH MOVE-ON	0	08/01/2002
B974344	DEMOLITION	0	11/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0847/1906	9/09/1998	WD	U	I	10	14,000
GRANTOR: SIMPKINS ROBERT E JR						
GRANTEE: SMYTHE MARY						
0691/1467	11/04/1993	AD	Q	I		24,000
GRANTOR: SIMPKINS ROBERT E JR						
GRANTEE: SMYTHE MARY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W44 S27 E44 N27$.

LAND DESCRIPTION

TOTAL OB/XF 2,975

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	100	0005	OR	0.00	0.00	1.38	AC		1.00	1.00	1.00	45,000.00	45,000.00	62,100							

REVIEW DATE 01/26/2023 BY WWA Total Acres: 1.38 Total Land Value: 62,100 Market: 0 Agricultural: 0 Common: 62,100 PRINTED 07/30/2025 BY SYS